

# \$615,000 - 523 Windbrook Heights Sw, Airdrie

MLS® #A2250276

**\$615,000**

3 Bedroom, 3.00 Bathroom, 1,804 sqft  
Residential on 0.06 Acres

Windsong, Airdrie, Alberta

Welcome to Your Dream Home in Windsong!

Tucked away on a quiet, family-friendly street in the sought-after community of Windsong, this 3 bedroom, 2.5 bath beauty offers over 1800 square feet of thoughtfully designed living space—and it's ready to welcome you home!

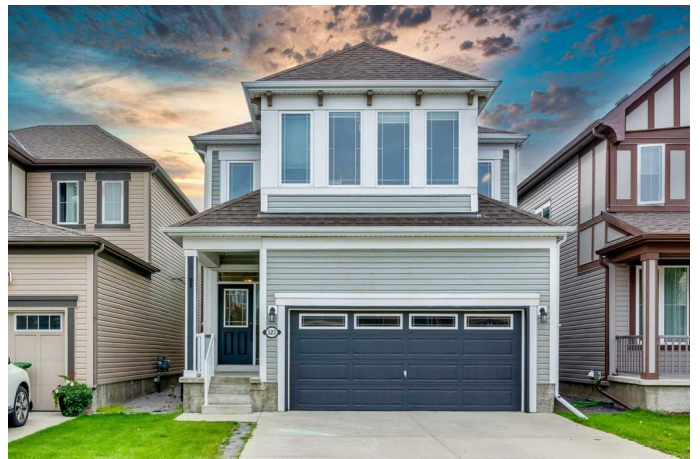
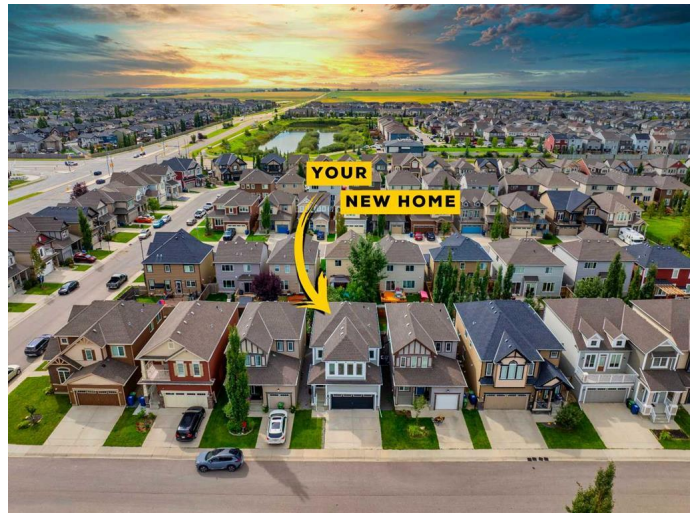
Step inside to a bright, open layout designed for everyday living and entertaining. The double attached garage makes winters easy, and the unfinished basement is a blank canvas ready for your personal touch—home gym? movie room? extra bedroom? You decide!

But wait till you step outside... The south-facing backyard is your own private oasis, complete with a gorgeous pergola-covered deck—perfect for sunny morning coffees or evening BBQs with friends.

Commuters rejoice! Quick access to Deerfoot makes getting to Calgary a breeze. Plus, you're just minutes from shopping, schools, parks, and everything your family needs.

Whether you're upsizing, downsizing, or just-right-sizing, this Windsong beauty checks all the boxes.

Don't wait—book your showing today and come see why this could be the one!



Built in 2013

### Essential Information

MLS® #	A2250276
Price	\$615,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,804
Acres	0.06
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	523 Windbrook Heights Sw
Subdivision	Windsong
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3X3

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Soaking Tub, Walk-In Closet(s), See Remarks
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 29th, 2025
Days on Market	66
Zoning	R1-U

### **Listing Details**

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.