

# \$709,900 - 164 Reunion Grove Nw, Airdrie

MLS® #A2243503

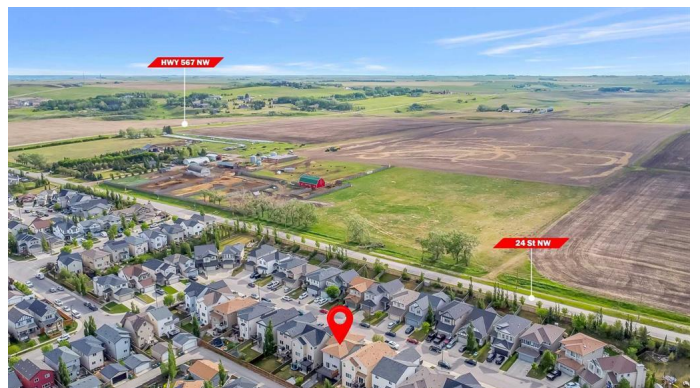
**\$709,900**

4 Bedroom, 4.00 Bathroom, 2,138 sqft

Residential on 0.09 Acres

Reunion, Airdrie, Alberta

Welcome to this stunning family home nestled in one of Airdrie's most sought-after neighborhoods Reunion—close to schools, parks, shopping centers, and all essential amenities. WALKOUT LOT, FINISHED BASEMENT(ILLEGAL SUITE) BRAND NEW ROOF. This spacious two-story gem offers over 2,100 sq ft of thoughtfully designed living space, featuring a front-attached garage, open-concept layout, and tall ceilings that create an airy, inviting atmosphere. The main floor boasts a generous living area with a cozy gas fireplace, perfect for relaxing or entertaining guests. The chef-inspired kitchen includes elegant countertops, an island with seating, ample storage, and a bright dining area overlooking the backyard. Hardwood floors add a touch of timeless charm throughout the main level. Upstairs, you'll find a spacious bonus room, two well-sized bedrooms, a full bathroom, and a luxurious primary suite complete with a 5-piece ensuite and a huge walk-in closet—a true retreat for homeowners. The fully finished walk-out basement offers an illegal suite with a separate entrance at the rear, featuring one bedroom, one bathroom, and a kitchen—ideal for extended family or potential rental income. Enjoy summer days in the expansive backyard with access to a deck off the second level, perfect for outdoor relaxation. This is a rare opportunity to own a versatile and beautifully maintained home on a walk-out lot in this desirable community. Don't miss your



chance to call this property home!

Built in 2011

### **Essential Information**

MLS® #	A2243503
Price	\$709,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,138
Acres	0.09
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	164 Reunion Grove Nw
Subdivision	Reunion
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0Z3

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Kitchen Island, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Private Entrance
Lot Description	Back Yard, Landscaped, Other
Roof	Asphalt Shingle
Construction	Concrete, Shingle Siding, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 25th, 2025
Days on Market	7
Zoning	R1

## Listing Details

Listing Office	eXp Realty
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