

# \$485,000 - 25 South Point Manor Sw, Airdrie

MLS® #A2249494

**\$485,000**

3 Bedroom, 3.00 Bathroom, 1,640 sqft  
Residential on 0.03 Acres

South Point, Airdrie, Alberta

Step into a fresh chapter in this bright, beautifully designed CORNER/END-UNIT townhome with no condo fees. This thoughtfully crafted end unit offers over 1,600 sq ft of style and space, with 3 bedrooms, 2.5 bathrooms, and a versatile main-floor den that works as a home office, gaming lounge, or quiet reading nook.

The kitchen is the real showstopper: light grey cabinetry, quartz counters, stainless steel appliances, and a chimney hood fan with full-height backsplash—all anchored by a massive island perfect for breakfast rushes or casual wine nights. Oversized windows flood the open living and dining areas with natural light, and the spacious balcony makes outdoor lounging and grilling easy.

Upstairs, the primary suite is airy and calm with generous closet spaces and a sleek ensuite featuring dual vanities and a glass walk-in shower. Two more bedrooms and another full 5-piece bathroom with double sinks round out the top floor—ideal for kids, guests, or a dedicated work-from-home setup. A stylish powder room on the main living floor adds extra function, and the oversized attached garage (with bonus driveway parking) takes care of storage and convenience.

Located near future commercial amenities, parks, schools, and commuter routes—including quick access to CrossIron Mills and Deerfoot—this home is a smart move for buyers looking for style, functionality, and long-term value.



Built in 2023

## Essential Information

MLS® #	A2249494
Price	\$485,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,640
Acres	0.03
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

## Community Information

Address	25 South Point Manor Sw
Subdivision	South Point
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5H7

## Amenities

Parking Spaces	2
Parking	Parking Pad, Single Garage Attached
# of Garages	1

## Interior

Interior Features	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Basement	None

## Exterior

Exterior Features	BBQ gas line
Lot Description	Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Concrete, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 18th, 2025
Days on Market	18
Zoning	R-BTB

### **Listing Details**

Listing Office	eXp Realty
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