

213 Centre Avenue SE
Airdrie, Alberta

MLS # A2183762



\$589,900

Division:	The Village		
Type:	Residential/House		
Style:	Bungalow		
Size:	2,045 sq.ft.	Age:	1969 (56 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Corner Lot		

Heating: Baseboard

Floors: Carpet, Linoleum

Roof: Asphalt

Basement: Finished, Full, Suite

Exterior: Wood Frame

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R1-V

Utilities: -

Inclusions: Elevator

Discover this Classic Property, Full of Charm and Character, Located in the Heart of Airdrie! Whether You're an Investor Seeking the Perfect Rental Property or a Homeowner Looking to Live on the Main Floor While Generating Income from a Illegal Basement Suite, This Home Ticks All The Boxes! The Main Floor is Spacious and Bright Layout with Timeless Design Elements. Enjoy a Well-Appointed Kitchen with Adjacent Dining Space and a Cozy Living Room, Enclosed Deck off the Dining Area—Ideal for Everyday Living and Entertaining. The Classic Main Floor Layout Hosts 3 Bedrooms & 1 Bathroom. A Massive Bonus Room Over the Garage Adds Extra Living Space, Perfect for a Family Room, Play Area, or Home Office. The Sunroom Located off the Family Room is a Bright, Serene Space to Enjoy Morning Coffee, Read a Book, or Soak in Natural Light All Year. Separate Entrance to a Fully Developed Basement with a Kitchen, Living Space, Bedrooms, and Bathroom—Ideal for Renters or Extended Family. Laundry Facilities on Both Levels Make Multi-generational Living or Rental Setups Seamless. Centrally Located in Airdrie, Close to schools, Parks and Shopping. This Property Blends Vintage Charm with Modern Possibilities. Whether You're Looking to Renovate, Rent, or Enjoy it As Is, This Home is Ready to Meet Your Vision.