

# \$589,900 - 33 Thorndale Close Se, Airdrie

MLS® #A2251696

**\$589,900**

4 Bedroom, 3.00 Bathroom, 1,267 sqft

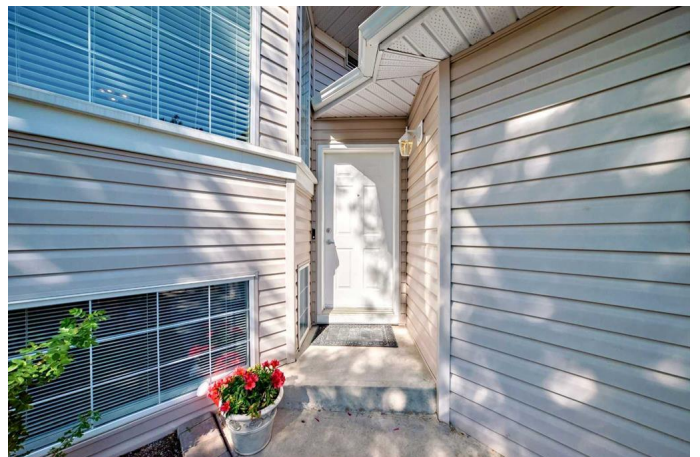
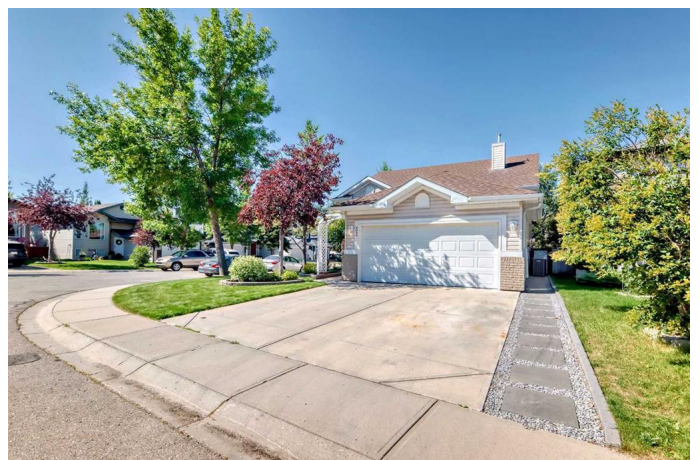
Residential on 0.11 Acres

Thorburn, Airdrie, Alberta

Nestled on a quiet street in the heart of Thorburn, this meticulously maintained bi-level home is a true gem, offered for sale by the original owners. Situated on a spacious corner lot, the property features gated RV parking concrete pad and is just half a block from scenic walking paths that connect to schools, playgrounds, the lake, and Genesis Place. Step inside to discover a bright and functional main level with a fantastic kitchen, complete with stainless steel appliances and a sunny dining area with sliding doors leading to a west-facing deck—perfect for enjoying evening sunsets. The upper floor also offers three generously sized bedrooms and two full bathrooms, including a primary suite with ensuite. The fully developed lower level boasts a cozy family room with a gas fireplace, an additional bedroom, a large flex room ideal for a home office or gym, and a full bathroom featuring a walk-in tub—perfect for accessibility and comfort. Additional highlights include central air conditioning for year-round comfort, updated plumbing with all Poly-B removed, beautifully landscaped yard with irrigation system and cozy built in outside room under upper deck. Family-friendly neighborhood with excellent amenities nearby.

Don't miss this rare opportunity to own a lovingly cared-for home in one of Airdrie's most sought-after communities. Welcome to Thorburn!

Built in 1997



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2251696    |
| Price          | \$589,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,267       |
| Acres          | 0.11        |
| Year Built     | 1997        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 33 Thorndale Close Se |
| Subdivision | Thorburn              |
| City        | Airdrie               |
| County      | Airdrie               |
| Province    | Alberta               |
| Postal Code | T4A 2C1               |

## Amenities

|                |                                           |
|----------------|-------------------------------------------|
| Parking Spaces | 6                                         |
| Parking        | Double Garage Attached, RV Access/Parking |
| # of Garages   | 2                                         |

## Interior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                                                                                           |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                                |
| Cooling           | Central Air                                                                                                               |
| Fireplace         | Yes                                                                                                                       |
| # of Fireplaces   | 1                                                                                                                         |
| Fireplaces        | Gas                                                                                                                       |
| Has Basement      | Yes                                                                                                                       |
| Basement          | Finished, Full                                                                                                            |

## Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | None                                          |
| Lot Description   | Back Yard, Corner Lot, Front Yard, Landscaped |
| Roof              | Asphalt Shingle                               |
| Construction      | Vinyl Siding, Wood Frame                      |
| Foundation        | Poured Concrete                               |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 26th, 2025 |
| Days on Market | 11                |
| Zoning         | R1                |

**Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | RE/MAX Rocky View Real Estate |
|----------------|-------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.