

\$599,900 - 264 Morningside Green Sw, Airdrie

MLS® #A2258563

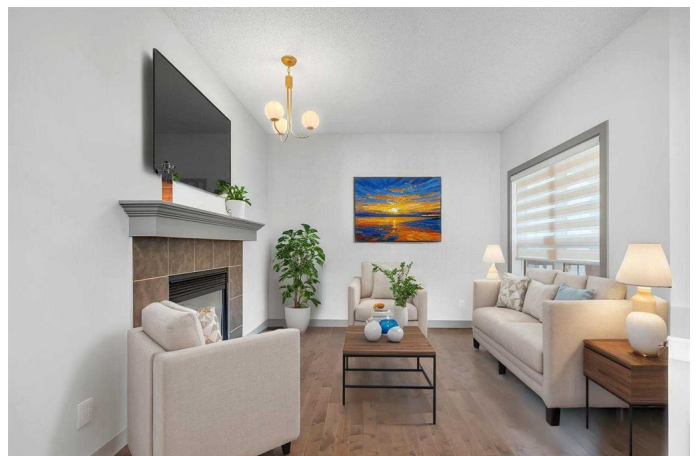
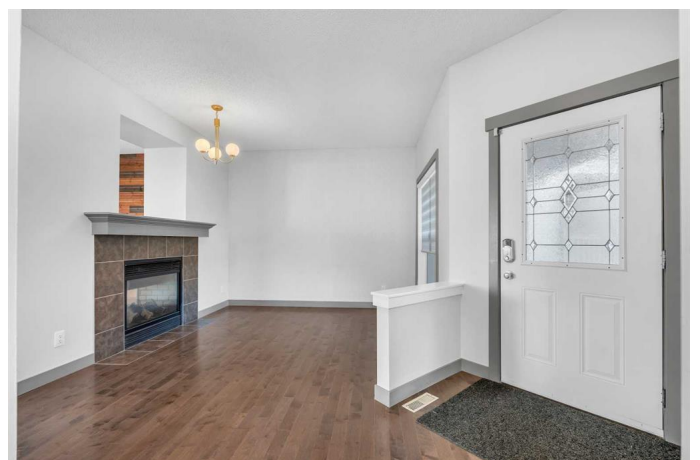
\$599,900

3 Bedroom, 3.00 Bathroom, 2,232 sqft

Residential on 0.11 Acres

Morningside, Airdrie, Alberta

ONE OF THE BEST PRICE PER SQFT DETACHED HOMES IN AIRDRIE | 2232 SQFT + BASEMENT | CORNER LOT SIDING ONTO PATHWAY & GREEN SPACE | HUGE SOUTH-FACING BACKYARD | CENTRAL AC & IRRIGATION | This spacious home combines generous square footage with thoughtful design and a prime location in the amenity-rich community of Morningside. A front porch welcomes guests into a bright and versatile front dining room featuring a double-sided fireplace that can just as easily serve as a warm and airy office or flex space. On the other side, a relaxing living room invites you to unwind in front of the same fireplace, enhanced by a charming barn wood feature wall. The chef's kitchen inspires culinary adventures with stainless steel appliances, abundant cabinetry and counterspace, a pantry for extra storage and a raised breakfast bar on the island for casual gatherings. An adjacent breakfast nook with designer lighting and clear sightlines ensures effortless entertaining, while patio sliders extend the living space onto the deck and south-facing yard for seamless indoor/outdoor enjoyment. A convenient powder room completes this level. Upstairs, a fantastic bonus room with extra windows and a stone feature wall sets the stage for movie marathons and game nights. The upper level laundry adds family-friendly function. Retreat to the primary oasis with a custom walk-in closet and a luxurious 5 pc ensuite boasting dual sinks, a deep soaker tub



and a separate shower. Two additional bedrooms are both spacious and bright, served by a well-appointed 4 pc bathroom. The unfinished basement provides ample storage and endless potential to customize to your needs. Outdoor living is equally impressive with a huge yard, stone patio, pergola-covered deck and extensive grassy space for kids and pets to play. An oversized double attached garage adds convenience and storage. Central AC, Central Vacuum, Irrigation, new furnace and so many more updates. Nestled in Morningside, residents enjoy easy access to schools, numerous parks, extensive walking paths, shops and quick connectivity to the QEII for commuting to CrossIron Mills and Calgary. A perfect combination of size, value and lifestyle in one of Airdrie's most desirable family communities!

Built in 2006

Essential Information

MLS® #	A2258563
Price	\$599,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,232
Acres	0.11
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	264 Morningside Green Sw
Subdivision	Morningside

City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3M4

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Oversized
# of Garages	2

Interior

Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Dining Room, Double Sided, Gas, Living Room
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Corner Lot, Landscaped, Lawn, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 25th, 2025
Days on Market	16
Zoning	DC-13-B

Listing Details

Listing Office	LPT Realty
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