

\$390,000 - 7, 102 Canoe Square Sw, Airdrie

MLS® #A2264070

\$390,000

4 Bedroom, 2.00 Bathroom, 1,348 sqft

Residential on 0.00 Acres

Canals, Airdrie, Alberta

OPEN HOUSE SUN NOV 2 FROM 1-3!

Welcome to your beautifully updated and fully finished three-bedroom, two-bathroom home, complete with an oversized attached double garage! From the moment you step inside, you'll be greeted by beautiful flooring, bright paint, and designer lighting that accentuates the open-concept main floor. The exceptional kitchen is built for entertaining, featuring an island, premium quartz countertops, sleek stainless steel appliances, and a spacious pantry. The kitchen seamlessly overlooks the dining room, living room, and your private backyard patio retreat. The living room is anchored by a gas fireplace framed by large windows, offering a perfect place to relax. Upstairs, a bright loft leads to three comfortable bedrooms, including the stunning master retreat with a large walk-in closet and full bath. The lower level is finished and offers a versatile rec room, a flex space, a dedicated laundry area, and abundant storage. This home is packed with practical upgrades, including a newer hot water tank, newer siding, and newer shingles, adding to your peace of mind. The oversized double garage is fully drywalled—a true mechanics' dream! Outside, your backyard is a serene oasis. The private concrete patio features water hookups for garden lovers and mature trees. Located just steps from trendy shops, restaurants, and public transit, this home is perfect for someone who loves to enjoy their community. With plentiful storage throughout, this home delivers



space, quality, and an unbeatable lifestyle.

Built in 2002

Essential Information

MLS® #	A2264070
Price	\$390,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,348
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	7, 102 Canoe Square Sw
Subdivision	Canals
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2Z1

Amenities

Amenities	None
Parking Spaces	3
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Quartz Counters
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 16th, 2025
Days on Market	12
Zoning	R2-T

Listing Details

Listing Office	eXp Realty
----------------	------------

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