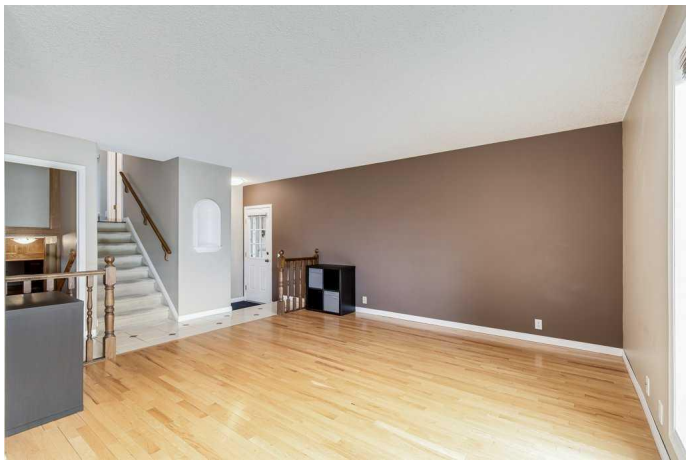
$550,000 - 16 Ridgegate Way Sw, Airdrie

MLS® #A2261111

$550,000
3 Bedroom, 3.00 Bathroom, 1,156 sqft
Residential on 0.11 Acres

Ridgegate, Airdrie, Alberta



Incredibly located just 2 doors from Nose Creek Park encouraging tranquil walks on the expansive pathway that winds alongside the creek. Want something more urban? This unsurpassable location has the best of both worlds! Walk out your front door in the other direction and bam youâ€™re on Main Street with endless shops, restaurants, services and amenities. Then come home to a private, extremely quiet sanctuary with a heated garage! This charming home is well maintained with many upgrades already completed. The roof shingles, vinyl siding, eaves troughs and downspouts on both the house and garage were replaced in 2015 plus extra insulation was added. New natural gas hot water heater (2018), Telus internet Fibre Drop installed (2019), 2 bathroom fans replaced (2019/2021) and the upper level carpet was replaced with durable laminate in 2 bedrooms and the hallway (2023). Natural light streams into the living and dining rooms from extra south-facing windows illuminating the hardwood floors and creating a bright and airy gathering and entertaining space. The kitchen is well laid out with a plethora of cabinets and drawers plus corner windows for seemingly infinite sunlight. Retreat at the end of the day to the upper level primary bedroom with its own private ensuite, no need to share with the kids! Both additional bedrooms are spacious with easy access to the 4-piece bathroom. Put your feet up and relax in front of the floor-to-ceiling brick encased fireplace in the

family room. A separate flex area is great for a home office or study space. French doors lead to the backyard oasis promoting a seamless indoor/outdoor lifestyle. And there is still a fully finished basement with a huge rec room and included billiard table and shuffleboard for friendly games nights with friends and family. Enjoy casual barbeques and time spent unwinding in the backyard privately nestled behind the HEATED double detached garage with an extra long drive for loads of additional parking or an RV. Steps away from the nearly completed Multi-Use and Library Facility. Donâ€™t miss your chance at this solid home in an unbeatable location!

Built in 1979

Essential Information

MLS® #	A2261111
Price	$550,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,156
Acres	0.11
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	16 Ridgegate Way Sw
Subdivision	Ridgegate
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 1B1

Amenities

Parking Spaces	5
Parking	Additional Parking, Double Garage Detached, Driveway, Heated Garage, Insulated
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, See Remarks, Soaking Tub, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Brick Facing
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Creek/River/Stream/Pond, Landscaped, Many Trees
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 4th, 2025
Days on Market	14
Zoning	R1

Listing Details

Listing Office	First Place Realty

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