

# \$549,900 - 12 Marquis Place Se, Airdrie

MLS® #A2249787

**\$549,900**

4 Bedroom, 3.00 Bathroom, 1,138 sqft

Residential on 0.11 Acres

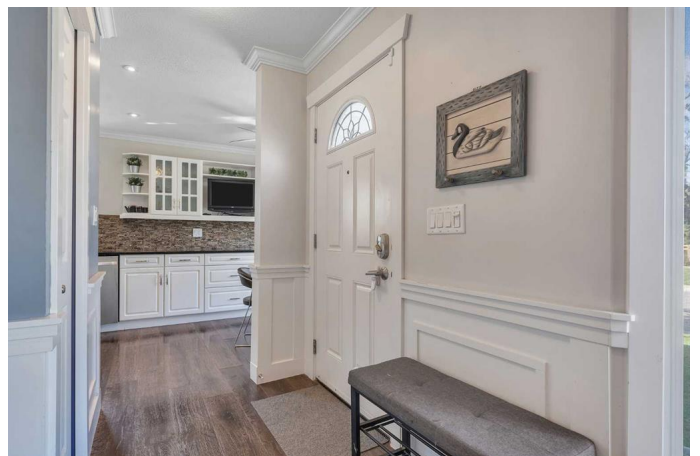
Meadowbrook, Airdrie, Alberta

OPEN HOUSE THIS SATURDAY @ 1-3 PM.

This lovely home sits on a beautifully treed lot backing onto greenspace. The quiet street, and the sweet birdsong make it a great place to raise a family. Walking inside, you'll appreciate the large living room window that allows you to overlook the street and the kids playing. The kitchen has been modernized with stainless steel appliances, white cabinetry and a pretty picture window for your plants. Upstairs, the primary suite is at the back of the home and features custom closets and a 4 piece ensuite. Two additional bedrooms and a 4 piece bath complete this level. The lower level features a rec room with a fireplace and dry bar and a projector for movie nights. There is also a 4th bedroom and a 3 piece bath. The basement is a great all purpose room for the kids to play, but it could also be used as an office or a gym. The laundry room is also found on this level. Outside, the backyard is lush and private. This is a great place for campfires and creating happy memories. The side pergola adds shade and is a great spot for summer evenings. It is possible to build a detached garage at the back of the home, with a driveway from the front. This is a fantastic family neighbourhood, close to schools, shopping and walking paths.

Built in 1979

## Essential Information



MLS® #	A2249787
Price	\$549,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,138
Acres	0.11
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	12 Marquis Place Se
Subdivision	Meadowbrook
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 1Y1

### Amenities

Parking Spaces	2
Parking	Driveway, Off Street, Front Drive

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Granite Counters, Storage, Dry Bar
Appliances	Central Air Conditioner, Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Window Coverings, Wine Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Stone, Wood Burning, Family Room
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Lighting, Private Yard, Storage
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Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Front Yard, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	August 21st, 2025
Zoning	R1

**Listing Details**

Listing Office	CIR Realty
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