

# \$549,900 - 1931 Reunion Boulevard Nw, Airdrie

MLS® #A2260432

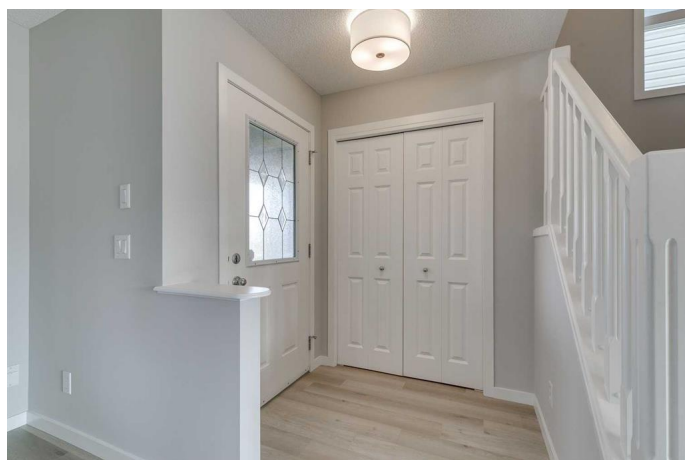
**\$549,900**

4 Bedroom, 4.00 Bathroom, 1,257 sqft

Residential on 0.08 Acres

Reunion, Airdrie, Alberta

Welcome to this charming 2-storey in Airdrie's beloved Reunion community, where everyday comforts meet thoughtful updates. A classic front porch sets the scene for morning coffees or evening lounging, while inside sunlight pours through large windows into the living room, anchored by a cozy gas fireplace. The kitchen is the true heart of the home—quartz counters gleam against beautiful cream coloured cabinetry, and stainless steel appliances stand ready for your next culinary adventure. The island and breakfast bar offers the perfect perch for taste-testers and storytellers alike, with a sunny dining nook overlooking the south-facing backyard. Upstairs, three inviting bedrooms await, including a serene primary suite with its own private ensuite, while the additional bedrooms share a bright, well-appointed bath. The newly developed fully finished basement extends your living space with a spacious family room, a fourth bedroom, and a full bath—ideal for guests, teens, or cozy movie nights. Recent upgrades include new vinyl plank flooring, designer lighting, fresh paint, and a newly built double detached garage. Outside, the sunny backyard and deck invite barbecues, barefoot summers, and long afternoons in the sun, while the schoolyard just across the street adds to the sense of community and convenience. This is more than a house—it's the backdrop for countless memories yet to be made.



Built in 2008

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2260432    |
| Price          | \$549,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,257       |
| Acres          | 0.08        |
| Year Built     | 2008        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 1931 Reunion Boulevard Nw |
| Subdivision | Reunion                   |
| City        | Airdrie                   |
| County      | Airdrie                   |
| Province    | Alberta                   |
| Postal Code | T4B 0J5                   |

## Amenities

|                |                                           |
|----------------|-------------------------------------------|
| Parking Spaces | 2                                         |
| Parking        | Double Garage Detached, Garage Faces Rear |
| # of Garages   | 2                                         |

## Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)                        |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                          |
| Cooling           | None                                                                                                             |
| Fireplace         | Yes                                                                                                              |
| # of Fireplaces   | 1                                                                                                                |

|              |                                |
|--------------|--------------------------------|
| Fireplaces   | Gas, Living Room, Mantle, Tile |
| Has Basement | Yes                            |
| Basement     | Finished, Full                 |

## Exterior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard                                                               |
| Lot Description   | Back Lane, Back Yard, Front Yard, Interior Lot, Landscaped, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                                                              |
| Construction      | Vinyl Siding, Wood Frame                                                                     |
| Foundation        | Poured Concrete                                                                              |

## Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 26th, 2025 |
| Days on Market | 4                    |
| Zoning         | R1-L                 |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR 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.