

\$749,900 - 165 Hillcrest Drive Sw, Airdrie

MLS® #A2247336

\$749,900

4 Bedroom, 4.00 Bathroom, 1,938 sqft

Residential on 0.10 Acres

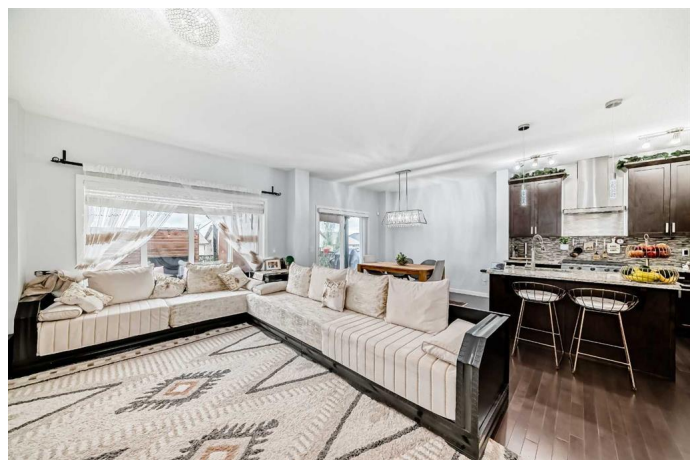
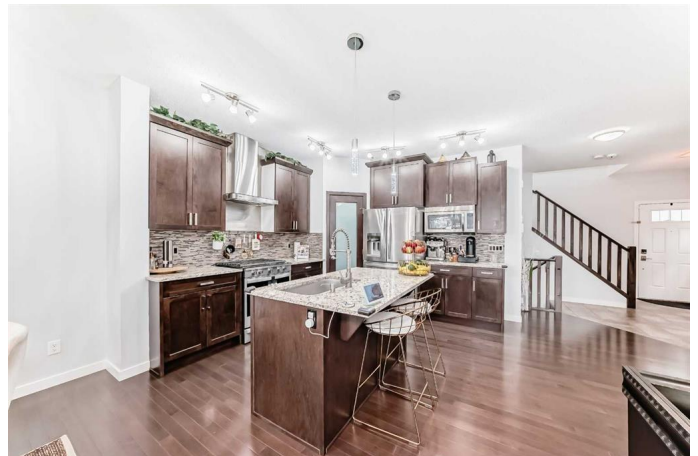
Hillcrest, Airdrie, Alberta

(Owner Open House Sunday August 17th
2:00 to 4:30 pm) MASSIVE PRICE

Adjustment Immaculate Home in the
Vibrant Community of Hillcrest, in Airdrie.

Welcome to 165 Hillcrest Drive, a home that truly has it all – space, style, and an unbeatable location in the young, energetic community of Hillcrest. Lovingly maintained by the original owners, this 2498 sq. ft. (total living space) fully finished home includes a versatile, walkout, one-bedroom illegal suite – perfect for extended family or guests. From the moment you step inside, you™ll appreciate the quality finishes and thoughtful design. The main floor features gorgeous hardwood flooring, a spacious open-concept kitchen with rich granite countertops, a gas oven, and a convenient pantry. The large living room is anchored by a cozy gas fireplace and opens onto a beautiful deck – perfect for morning coffee or evening barbecues.

Upstairs, the second floor offers a generous bonus room, upstairs laundry, two well-sized bedrooms, and a large primary retreat with a five-piece ensuite and walk-in closet. Again, this ground level, walkout basement has its own private entrance to a one-bedroom illegal suite with separate laundry, providing flexibility for multi-generational living. Comfort is ensured year-round with central air conditioning, while the heated two-car attached garage makes winters a breeze. (oversized front driveway pad accommodates 3 vehicles) High efficiency Furnace & Water



tank. Loads of space in the backyard for kids & the family pets to enjoy. (finally room for your backyard rink this winter) This home is exceptionally close to schools, shopping, parks, restaurants, pub and pathways, with quick access to QE2 Highway for easy commuting to Calgary. This is more than just a home â€” itâ€™s a lifestyle upgrade for your growing family, with every bonus you could hope for in a property that has been cared for with pride. Get your young ones registered into Northcott Prairie School or St. Veronica School for this school year. Start the next chapter, for your family, in this exceptional home.

Built in 2015

Essential Information

MLS® #	A2247336
Price	\$749,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,938
Acres	0.10
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	165 Hillcrest Drive Sw
Subdivision	Hillcrest
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0Y8

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Heated Garage
# of Garages	2

Interior

Interior Features	Breakfast Bar, Granite Counters, Kitchen Island, No Animal Home, Open Floorplan, Pantry, Separate Entrance, Soaking Tub
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Oven, Microwave, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Glass Doors, Tile
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Out

Exterior

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 9th, 2025
Days on Market	9
Zoning	R1-U

Listing Details

Listing Office	TREC The Real Estate Company
----------------	------------------------------

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.