

\$499,000 - 94 Midtown Boulevard Sw, Airdrie

MLS® #A2222486

\$499,000

4 Bedroom, 4.00 Bathroom, 1,479 sqft

Residential on 0.06 Acres

Midtown, Airdrie, Alberta

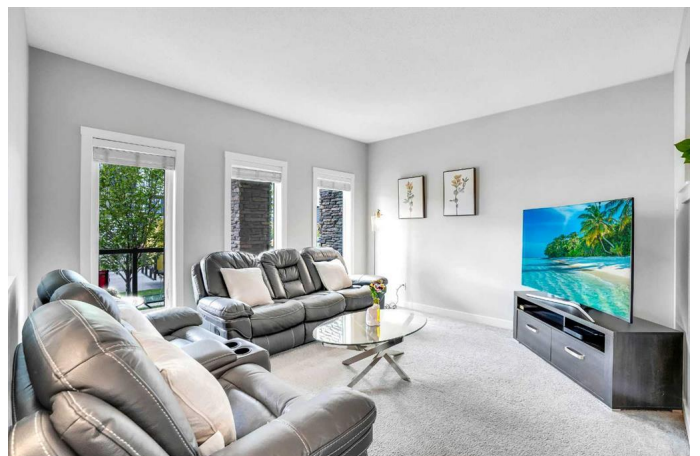
Stylish & Spacious Living in Sought-After
Midtown, Airdrie

Welcome to 94 Midtown Blvd SW â€” a beautifully crafted semi-detached home offering nearly 2,100 sq ft of refined living space in one of Airdrieâ€™s most desirable communities. With 4 bedrooms, 3.5 bathrooms, and a fully finished basement, this home delivers the perfect blend of comfort, functionality, and modern style.

Step inside to a bright, open-concept main floor with 9â€™ ceilings, expansive windows, and elegant finishes throughout. The kitchen features abundant cabinetry, a pantry, and generous counter spaceâ€”ideal for both everyday cooking and entertaining. The spacious dining area flows seamlessly into the living room, creating a welcoming space for family and friends. A mudroom, front foyer, and convenient 2-piece bathroom complete the main level.

Upstairs, the primary suite offers a peaceful retreat with a walk-in closet and a private 4-piece ensuite. Two additional bedrooms, a full bathroom, and upstairs laundry add to the homeâ€™s family-friendly layout.

The fully developed basement includes a large recreation area perfect for a home theatre, gym, or playroom, along with a fourth bedroom and an additional 3-piece bathroomâ€”ideal for



guests or a home office.

Outside, enjoy morning coffee on the front porch, host summer barbecues on the back deck, and take advantage of the double detached garage for secure parking and storage.

Located in the heart of Midtown, this vibrant, family-oriented community offers scenic walking paths, parks, a central pond, and convenient access to schools, shopping, and dining. Plus, with quick access to Highway 2, commuting to Calgary is a breeze.

Don't miss this incredible opportunity to own a stylish, move-in ready home in one of Airdrie's most attractive neighbourhoods. Book your private tour today!

Built in 2016

Essential Information

MLS® #	A2222486
Price	\$499,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,479
Acres	0.06
Year Built	2016
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	94 Midtown Boulevard Sw
Subdivision	Midtown

City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 4E5

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 20th, 2025
Days on Market	27
Zoning	DC-42

Listing Details

Listing Office	Comox 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.