

# \$729,000 - 4079 Sawgrass Street Nw, Airdrie

MLS® #A2206490

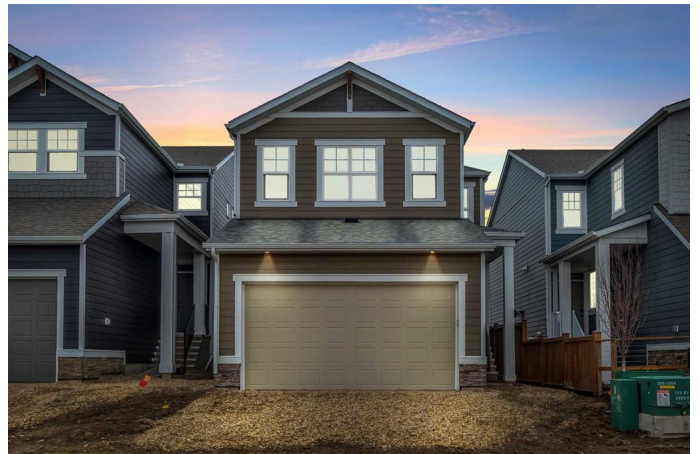
**\$729,000**

3 Bedroom, 3.00 Bathroom, 1,696 sqft  
Residential on 0.08 Acres

Sawgrass Park, Airdrie, Alberta

**\*OPEN HOUSE MARCH 29 FROM 1 PM - 3 PM\* \*\*STUNNING DETACHED HOME | 3-Bed | 2.5 Bath | LOADED WITH UPGRADES | BRAND NEW | IMMEDIATE POSSESSION.\*\***

Welcome to 4079 Sawgrass Street NW, where luxury meets functionality. This newly constructed amazingly designed FRONT ATTACHED GARAGE home by Hopewell. The open layout welcomes you, offering MODERN UPGRADES and meticulous attention to detail. The gourmet kitchen boasts a generous size, cabinets to ceiling, exquisite quartz countertops, high-end appliances, and designer features. Imagine entertaining in the spacious dining area, adjacent to the cozy living room and large windows that invite natural light into the space. A convenient MAIN FLOOR DEN with half bath offers the perfect spot to accommodate extended family or home office. Upstairs, discover a roomy master suite – your retreat for unwinding after a long day - a stylish ensuite, and large walk-in closet. The brightly lit bonus room is perfect for movie nights or cherished family time. Completing the upper floor are two additional spacious bedrooms, a practical laundry room, and a well-appointed main bath, ensuring comfort and convenience. The unfinished basement with 9 ft ceiling, side entry is a blank canvas for your family's needs. Located on a quiet street in Sawgrass Park one of Airdrie's upcoming community, quick access to range of amenities, including school, hospital, shopping/dinning at cross iron



mills, Deerfoot highway. All this with a 10-year new home warranty. Don't let this slip away, call your favorite realtor to book a showing.

Built in 2025

### Essential Information

MLS® #	A2206490
Price	\$729,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,696
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	4079 Sawgrass Street Nw
Subdivision	Sawgrass Park
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5V4

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Bathroom Rough-in, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Vinyl Windows, Walk-In Closet(s)
-------------------	--

Appliances	Dishwasher, Gas Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, City Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 27th, 2025
Days on Market	8
Zoning	R-1

### **Listing Details**

Listing Office	eXp 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.