$699,900 - 4087 Sawgrass Street Nw, Airdrie

MLS® #A2232396

$699,900
3 Bedroom, 3.00 Bathroom, 1,702 sqft
Residential on 0.08 Acres

Sawgrass Park, Airdrie, Alberta

Hereâ€™s your chance to own a stunning showhome built by Hopewell Residential in the vibrant and fast-growing community of Sawgrass Parkâ€”with the added benefit of a leaseback investment opportunity. This beautifully designed home is packed with premium upgrades and offers both an elevated living experience and incredible value as an income-generating asset. From the moment you arrive, the Hardie Board siding, custom landscaping, rear deck with gas line, and Gemstone exterior lights set the tone for the exceptional quality found throughout. Step inside and youâ€™ll immediately notice the attention to detail: upgraded hardwood, tile, and carpet flooring, elegant spindle railing, knockdown ceiling texture, and an abundance of pot lights create a bright and refined interior. The open-concept main floor includes a dedicated office space, perfect for remote work, and a warm, inviting living area with an electric fireplace and designer surround. The chef-inspired kitchen features quartz countertops, Whirlpool appliances, a built-in microwave, chimney hood fan, full-height cabinetry, and a large islandâ€”ideal for both casual meals and entertaining. Custom MDF lockers with under-bench storage in the mudroom add both style and practical function. Upstairs, youâ€™ll find a spacious primary suite with a walk-in closet and an elegant ensuite with a glass-framed shower. Two additional bedrooms, a full 4-piece bathroom, central family room, and convenient

upper-floor laundry make this an ideal layout for families. This home is as smart as it is stylish, with triple-pane windows, a solar rough-in, an Ecobee smart thermostat, HDMI and Cat 6 wiring, and a side entrance for future development potential. A double front-attached garage and fully landscaped yard complete the package. Located in Sawgrass Park, one of Airdrieâ€™s most anticipated new communities, you'll enjoy future amenities such as schools, parks, wetlands, and recreational spacesâ€”designed with families and connectivity in mind. Whether youâ€™re looking for a beautiful home to move into down the road or a solid real estate investment, this leaseback opportunity offers the best of both worlds.
Inquire today for details on the leaseback program and to book your private showing of this one-of-a-kind showhome.

Built in 2024

Essential Information

MLS® #	A2232396
Price	$699,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,702
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	4087 Sawgrass Street Nw
Subdivision	Sawgrass Park

City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B5V2

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Floor Furnace, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric, Living Room
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Other
Lot Description	Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 18th, 2025
Days on Market	58
Zoning	DC50

Listing Details

Listing Office	Yates Real Estate Ltd

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