

\$1,100,000 - 935 Bayside Drive Sw, Airdrie

MLS® #A2196934

\$1,100,000

5 Bedroom, 4.00 Bathroom, 2,350 sqft

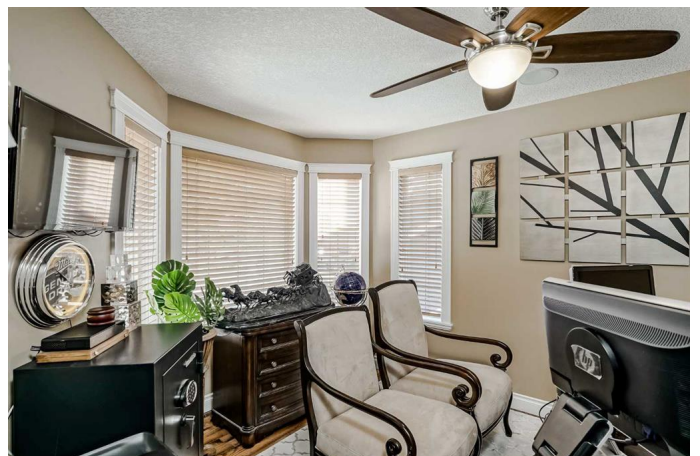
Residential on 0.13 Acres

Bayside, Airdrie, Alberta

This stunning former show-home, backing onto the tranquil canals, has been thoughtfully renovated. The inviting front porch, shaded by mature trees and featuring low-maintenance composite decking, offers a private retreat to enjoy the beautifully landscaped front yard.

Step inside to an elegant entrance with soaring vaulted ceilings, setting the tone for the home's refined design. A spacious main-floor office, enclosed by double glass French doors, provides the perfect workspace.

Rustic hand-detailed oak flooring extends throughout the main level, seamlessly connecting the breathtaking living room and kitchen. The living room, with its vaulted ceiling and raised fireplace, is a true showpiece, boasting a natural stone surround and a solid wood mantle. The chef-inspired kitchen is designed for both function and beauty, featuring a granite eat-up island bar, custom wooden cabinetry, a five-burner gas stove, built-in microwave oven, newer appliances still under warranty, and a wine fridge. The bright breakfast nook overlooks the extended balcony, welcoming in abundant south-facing natural light and showcasing gorgeous canal views. A dedicated laundry room and a stylish two-piece bathroom complete this level. The expansive balcony, crafted with low-maintenance white composite decking, is perfect for outdoor entertaining with its built-in sound system and LED lighting. Upstairs, a versatile loft-style bonus room adds to the home's appeal. The luxurious primary



suite is a true retreat, offering his-and-hers closets, built-in speakers, a private two-piece bathroom, and an additional four-piece ensuite complete with a soaker tub, stall shower, and double vanity. Two more generously sized bedrooms and a full four-piece bathroom complete the upper floor. The fully self-contained walkout basement with 10' ceilings is an ideal space for older teens, or extended family. This level offers two additional bedrooms, a second laundry room, a five-piece bathroom, and a bright, open-concept kitchen with quartz countertops and a full suite of appliances. The adjoining living and dining area features large south-facing bay windows that frame stunning canal and backyard views. Thoughtful upgrades in this level include a separate sound system inside and out, a dedicated control center, a hot water tank, electric baseboard heating, and its own central vacuum. Step outside to an entertainer's dream backyard facing South West, complete with an aggregate stone patio, built-in speakers, LED lighting, and a fully equipped garden shed with motion lights and smartboard trim. Sprinkler system and a new retaining wall. There's even room to install your own private dock, making this home a true waterfront paradise. This exceptional property seamlessly blends elegance, comfort, and modern convenience—all in a breathtaking canal-side setting.

Built in 2004

Essential Information

| | |
|------------|-------------|
| MLS® # | A2196934 |
| Price | \$1,100,000 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |

| | |
|----------------|-------------|
| Half Baths | 1 |
| Square Footage | 2,350 |
| Acres | 0.13 |
| Year Built | 2004 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 935 Bayside Drive Sw |
| Subdivision | Bayside |
| City | Airdrie |
| County | Airdrie |
| Province | Alberta |
| Postal Code | T4B 3E3 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Central Vacuum, Double Vanity, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan |
| Appliances | Dishwasher, Garage Control(s), Microwave, Range Hood, Window Coverings, Wall/Window Air Conditioner, Gas Stove, Washer/Dryer, Wine Refrigerator |
| Heating | Forced Air, Natural Gas |
| Cooling | Wall Unit(s) |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Private Yard |
| Lot Description | Creek/River/Stream/Pond, Landscaped, Private, See Remarks |

| | |
|--------------|--------------------------|
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

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|----------------|-----------------|
| Date Listed | March 6th, 2025 |
| Days on Market | 44 |
| Zoning | R1 |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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