

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

MLS® #A2196934

\$1,100,000

5 Bedroom, 4.00 Bathroom, 2,350 sqft

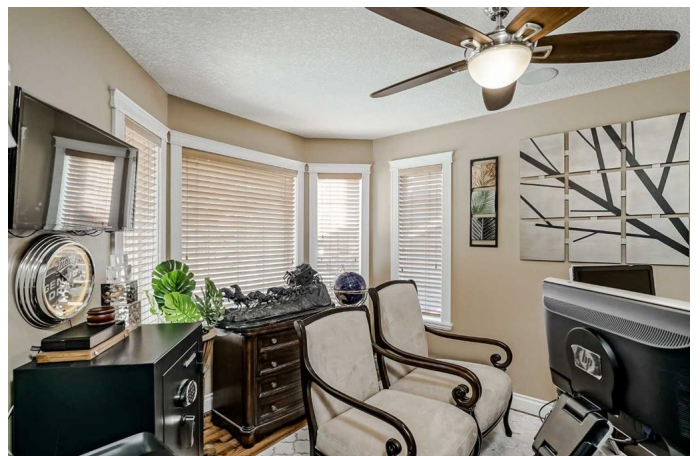
Residential on 0.13 Acres

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

Date Listed	March 6th, 2025
Days on Market	58
Zoning	R1

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.