

\$684,900 - 612 Meadowbrook Bay Se, Airdrie

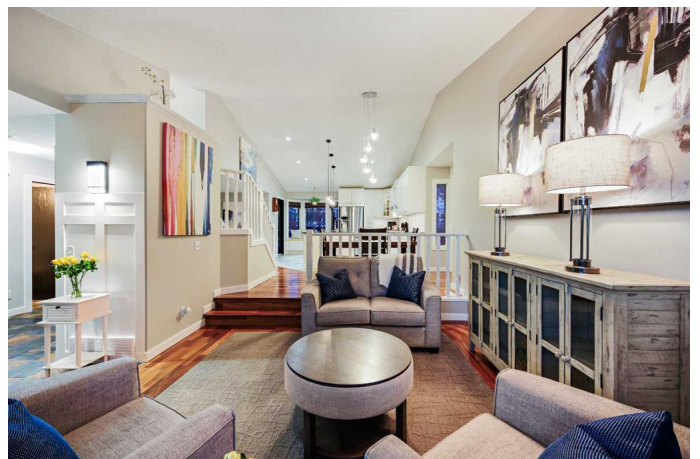
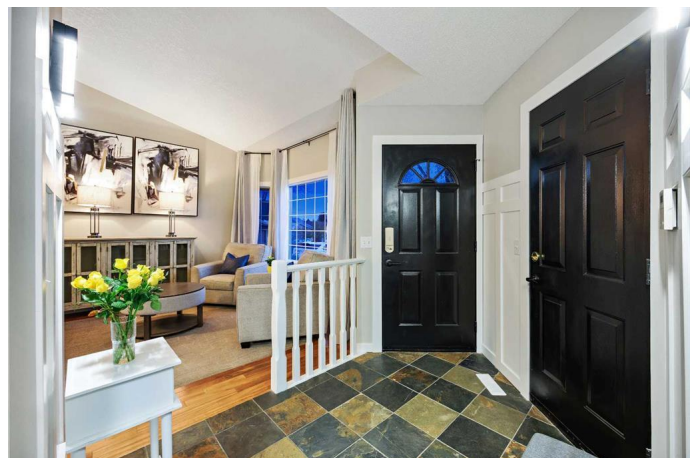
MLS® #A2131773

\$684,900

5 Bedroom, 4.00 Bathroom, 1,787 sqft
Residential on 0.13 Acres

Meadowbrook, Airdrie, Alberta

WELCOME to your DREAM HOME!!! This IMMACULATE 2 STOREY SPLIT has 2800 Sq Ft of DEVELOPED LIVING SPACE, 5 BEDROOMS, 4 BATHROOMS (incl/EN-SUITE), an ATTACHED DOUBLE GARAGE, a 18'™2" X 10'™0" DECK, + a 22'™0" X 16'™0" PATIO, a 7'™8" X 7'™4" SHED w/LUSH GARDEN in back, situated in a CUL-DE-SAC; on a 5683.34 Sq Ft LOT in the Community of MEADOWBROOK!!! AMAZING CURB APPEAL w/MATURE LANDSCAPING incl/Tree, + Bushes (NEW SOD in Front, + Back). Step inside to an INVITING Floor Plan w/Tiled Foyer, KNOCKDOWN VAULTED CEILINGS, + NATURAL LIGHT coming in gives a RELAXING, + SPACIOUS Feeling as you enter the Main Level. GORGEOUS HARDWOOD Floors in the Living Room. The Dining Room is GREAT for Dinners or Conversations around the Table w/FAMILY, + FRIENDS. The "Heart of the Home" is this SLEEK, HIGH-END Kitchen that has WHITE Cabinetry, TILED Backsplash, SS APPLIANCES, GRANITE Countertops incl/CENTRAL ISLAND w/BREAKFAST BAR for those on-the-go meals, + a WINE RACK. In the corner is a COZY BAY WINDOW that gives SEATING w/STORAGE, + a VIEW of the CAPTIVATING Backyard. The Family Room has a Tiled GAS FIREPLACE incl/MANTLE for those Chilly Evenings, + provides AMPLE space for both ENTERTAINING, + RELAXATION. There is the 2 pc Bathroom, a



Laundry Room (NEW W/D), + a DEN or EXTRA BEDROOM which is Perfect for Guests when needed. The Upper Level has a PRIMARY Bedroom w/STUNNING FIREPLACE FEATURE Wall, a WALK-IN Closet, a 3 pc EN-SUITE incl/STAND UP GLASS SHOWER w/Floor to Ceiling PORCELAIN TILE. There is the 2nd, + 3rd GOOD-SIZED Bedrooms, + a 4 pc Bathroom. In the Full Basement w/NEW POTLIGHTS, is the 21' X 10' RECREATION Room incl/BAR Area, + POOL TABLE for a FANTASTIC area to SOCIALIZE in. There is a CONVENIENT 10' X 10' STORAGE Room, a 4 pc Bathroom, a HUGE 4th Bedroom (Non. Egress), + the Utility Room (H2O Tank replaced in 2023) as well. EXCITING NEW UPGRADES in this HOME are HARDY PLANK on Exterior, NEW ROOF, Wooden Accent Walls throughout, NEW Paint (Walls, Baseboards, Doors, Ceilings), NEW Light Fixtures, 2 NEW Toilets, Fireplace Wall, + Fan in Primary Bedroom, Bar downstairs, + Cabinet in Bay Window. The ENCHANTING BACKYARD is a PEACEFUL RETREAT away from the Hustle and Bustle of City Life. A PRIVATE COVERED VINYL Deck w/SKYLIGHTS for LOUNGING as you gaze out at the Manicured Lawn, accentuated by the Soft Lighting along the Fencing. The Patio has a BBQ Station which makes it easy for INTIMATE, + SOPHISTICATED OUTDOOR DINING. The STREAM FLOWING into the POND is a CALMING sound of GENTLE MOVING water. The STONE WALKWAY takes you to a separate FIREPIT area for Stargazing, + CREATING lasting MEMORIES w/LOVED ONES. It exudes CHARM, + every detail is thoughtfully DESIGNED for Modern Living. It is CONVENIENTLY located near 2 SCHOOLS, PARKS/PATHWAYS a block away, GENESIS CENTRE w/PROGRAMS/POOL, GREEN SPACES, 15 min to a MALL for Shopping/Amenities, +

COMMUNITY EVENTS. There is Consistent
Public Transportation, + EASY access to HWY
2. SCHEDULE your showing TODAY!!!

Built in 1991

Essential Information

MLS® #	A2131773
Price	\$684,900
Sold Price	\$675,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,787
Acres	0.13
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Sold

Community Information

Address	612 Meadowbrook Bay Se
Subdivision	Meadowbrook
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 2A8

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Faces Front

Interior

Interior Features	Bar, Breakfast Bar, Ceiling Fan(s), Central Vacuum, Chandelier, Granite Counters, High Ceilings, Kitchen Island, Recessed Lighting, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Range,

	Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Bedroom, Decorative, Electric, Gas, Mantle, Master Bedroom, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Outdoor Grill, Private Entrance, Private Yard
Lot Description	Back Yard, City Lot, Cul-De-Sac, Fruit Trees/Shrub(s), Front Yard, Lawn, Landscaped, Many Trees, Street Lighting, Private, Views, Waterfall
Roof	Asphalt Shingle
Construction	Brick, Cement Fiber Board, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 17th, 2024
Date Sold	May 31st, 2024
Days on Market	14
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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