

# \$998,000 - 234 Baywater Way Sw, Airdrie

MLS® #A2150838

**\$998,000**

5 Bedroom, 4.00 Bathroom, 2,530 sqft

Residential on 0.16 Acres

Bayside, Airdrie, Alberta

Step into 234 Baywater Way SW, an exceptional home that redefines multigenerational living, offering a one-of-a-kind opportunity for families to thrive together! Situated on a rare, expansive South Facing pie-shaped lot backing onto a serene canal and seamlessly connecting to the scenic pathway system, this property is more than just a home—it's a lifestyle! With a lot that offers over 7,000 square feet of space to enjoy this urban oasis - this home is perfect for those who dream of a vibrant homestead, complete with hundreds of thoughtfully chosen perennials and beautifully designed outdoor spaces.

The main floor of this home is tailored for family gatherings and shared experiences. A bright, open-concept living area invites large family gatherings, where the bright and functional kitchen becomes the heart of the home. Abundant cabinet and counter space, and a generous layout make it easy to prepare meals for a crowd. The adjoining dining area is perfect for shared meals and entertaining, seamlessly connected to a spacious living room with cozy fireplace. From the dining room space, step outside to find a spacious deck featuring a pergola, offering a shaded retreat with breathtaking views of the canal. Back inside, the main floor layout also offers a private office space, spacious entry, two piece bathroom and a mudroom with space for laundry.



Upstairs, the primary bedroom serves as a spacious, sunlit sanctuary complete with a large walk-in closet and a luxurious 4-piece ensuite. Three additional bedrooms ensure ample space for family members or guests, while a bright, vaulted-ceiling bonus room offers an ideal space for relaxation or recreation.

The fully finished walk-out basement enhances the multigenerational appeal of this home, offering a separate living space that includes a large, bright kitchen, dining area, and living room—ideal for extended family or guests. The fifth bedroom, featuring a walk-in closet and ensuite access to the fourth bathroom, ensures privacy and comfort. From this level, step out onto a covered patio, perfect for outdoor dining or quiet reflection.

The expansive, landscaped yard is designed for shared enjoyment, with multiple areas to gather, garden, or simply relax. Whether you're cultivating the raised garden beds, enjoying the shade of the pergola, raising chickens or watching the birds, this yard offers a unique blend of urban living and nature.

Additional features include a second furnace for the basement, a whole-home carbon water treatment system, water softener, suspended storage shelving in the garage, basement insulated window blinds, and numerous thoughtful touches like rain barrels, birdhouses, and a garden trellis.

This is a rare multigenerational homestead opportunity in the award winning community of Bayside. Don't miss your chance to experience the unmatched beauty and functionality of 234 Baywater Way SW. Schedule your private showing today!

Built in 2016

## Essential Information

MLS® #	A2150838
Price	\$998,000
Sold Price	\$985,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,530
Acres	0.16
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

## Community Information

Address	234 Baywater Way Sw
Subdivision	Bayside
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3V6

## Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Front Drive, Garage Faces Front, See Remarks
Is Waterfront	Yes
Waterfront	Canal Access, See Remarks

## Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, See Remarks, Storage, Walk-In Closet(s), Breakfast Bar, Double Vanity, French Door, Granite Counters, Vinyl Windows, Separate Entrance
Appliances	See Remarks
Heating	Forced Air, Natural Gas

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Out

## Exterior

Exterior Features	Lighting, Other, Private Entrance, Private Yard, Garden, Rain Barrel/Cistern(s), Rain Gutters
Lot Description	Back Yard, No Neighbours Behind, Pie Shaped Lot, Creek/River/Stream/Pond, Front Yard, Garden, Landscaped, Waterfront
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Stone
Foundation	Poured Concrete

## Additional Information

Date Listed	July 22nd, 2024
Date Sold	October 25th, 2024
Days on Market	95
Zoning	R1
HOA Fees	0.00

## Listing Details

Listing Office	CIR Realty
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