

# \$949,900 - 190 Baywater Way Sw, Airdrie

MLS® #A2206647

**\$949,900**

5 Bedroom, 4.00 Bathroom, 2,030 sqft

Residential on 0.12 Acres

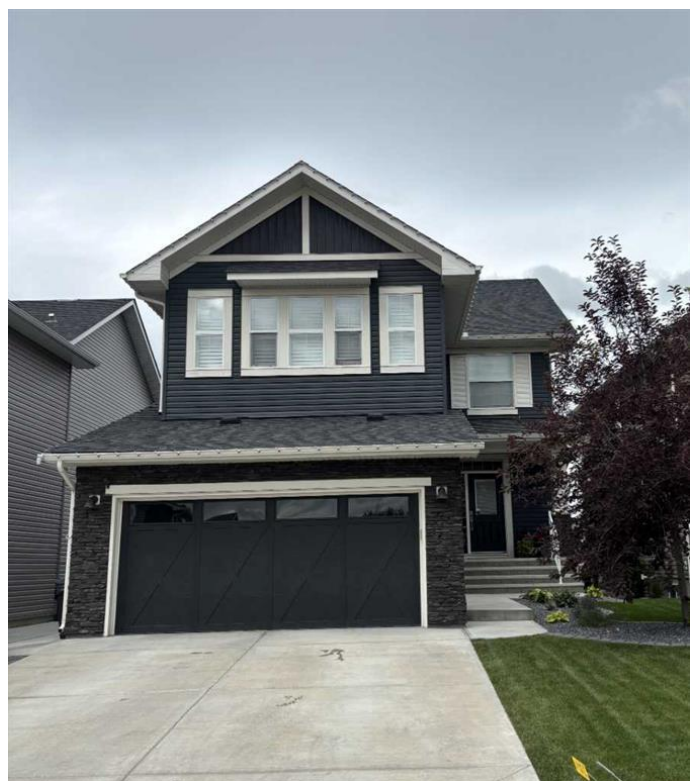
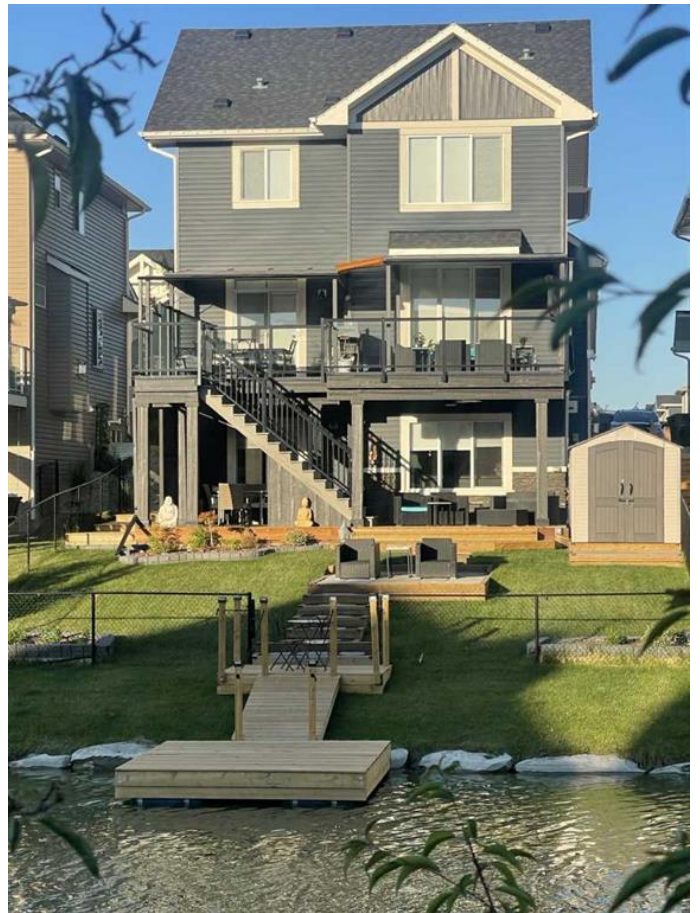
Bayside, Airdrie, Alberta

\*Welcome to the flag-ship property of Bayside!

This stunning home is easily the best bang-for-your-buck with over \$300,000.00 spent in the past two years on professional renovations. The main-floor kitchen has new appliances, cabinets, sink, faucet, and granite.

LVP or hardwood on ALL levels (no carpet!) New central AC/HW/programmable thermostat/washable furnace filter/central vac. New landscaping/irrigation/private dock/XL garden shed/flag & patio stones/fire-pit area/solar & programmable LED front & rear yard lighting. With almost 500 sq feet of upper & lower FULLY-COVERED decks you can entertain outside three seasons a year with 2 privacy walls/roll-down screens/ceiling fans/TV/glass railings/Duradek & stairs! The new walk-out basement is a 1.5 b/r illegal in-law suite with 2nd laundry & full kitchen with S/S induction

stove/dishwasher/fridge/hood-fan/granite that can be easily converted to a bar/entertainment area by removing the stove/hood-fan & transferring the pantry cabinet. The fully finished & painted garage is the ultimate man-cave with epoxy floors/mezzanine storage/under-stair storage/rollers, LED TV, & s/s cabinets. There is also an additional parking pad in the front yard & custom built side entrance/new boardwalk stairs/railings. Also, new lighting/window coverings/plantation shutters/4 gas or e-fireplaces/5 large screen LED TV's, & freshly paint in this 5.5 BR & 3.5 bath show home! Owners prefer to sell



furnished as they are relocating to Mexico.  
You can buy other properties for less and then  
pay more to update and upgrade everything or  
just move in and enjoy this gorgeous home  
that needs absolutely NOTHING “ except  
you!

Built in 2016

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2206647    |
| Price          | \$949,900   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,030       |
| Acres          | 0.12        |
| Year Built     | 2016        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 190 Baywater Way Sw |
| Subdivision | Bayside             |
| City        | Airdrie             |
| County      | Airdrie             |
| Province    | Alberta             |
| Postal Code | T4B3V5              |

### Amenities

|                |                                                                             |
|----------------|-----------------------------------------------------------------------------|
| Parking Spaces | 4                                                                           |
| Parking        | Double Garage Attached, Garage Door Opener, Front Drive, Garage Faces Front |
| # of Garages   | 2                                                                           |
| Is Waterfront  | Yes                                                                         |
| Waterfront     | Canal Access, Canal Front                                                   |

**Interior**

|                   |                                                                                                                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Central Vacuum, Walk-In Closet(s), Bar, Breakfast Room, Kitchen Island, Living Room, Main Floor, Master Bedroom, Open Concept, Porch, Staircase, Sunroom, Two Car Garage, Vinyl Siding, Walk-In Closet(s), Bar, Break |
| Appliances        | Central Air Conditioner, Microwave, Range Hood, Wine Refrigerator, Bar Fridge                                                                                                                                                         |
| Heating           | Central, Natural Gas                                                                                                                                                                                                                  |
| Cooling           | Central Air                                                                                                                                                                                                                           |
| Fireplace         | Yes                                                                                                                                                                                                                                   |
| # of Fireplaces   | 4                                                                                                                                                                                                                                     |
| Fireplaces        | Gas, Living Room, Basement                                                                                                                                                                                                            |
| Has Basement      | Yes                                                                                                                                                                                                                                   |
| Basement          | Finished, Exterior Entry, See                                                                                                                                                                                                         |



**Exterior**

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Dock                                               |
| Lot Description   | Back Yard, Gazebo, No Neighbours Behind, See Remarks, Waterfront |
| Roof              | Asphalt Shingle                                                  |
| Construction      | Stone, Vinyl Siding                                              |
| Foundation        | Poured Concrete                                                  |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 27th, 2025 |
| Days on Market | 147              |
| Zoning         | R1               |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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