

3660 BAYSIDE Boulevard, Airdrie T4B0B1

Kitchen Appl:

A2177620 List Price: **\$789,900** MLS®#: Area: **Bayside** Listing 11/05/24

Status: Active Airdrie Change: -\$49k, 07-Jan Association: Fort McMurray County:

Date:



General Information

Prop Type: Residential Sub Type: Detached City/Town: **Airdrie**

Year Built: 2024 Abv Saft: Low Sqft: Lot Information

> 4,359 sqft Ttl Sqft: 2,156

Finished Floor Area

2,156

DOM

Layout

Beds:

Baths:

Style:

<u>Parking</u> Ttl Park:

Garage Sz:

4 (4)

4 2

3.0 (3 0)

2 Storey

78

Lot Shape:

Access:

Lot Feat: Back Yard, Level, Street Lighting Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle** Construction:

Heating: Forced Air, Natural Gas Cedar, See Remarks, Stone

Sewer: Flooring: Vinyl Ext Feat: None Water Source:

> Fnd/Bsmt: **Poured Concrete** Built-In Oven, Dishwasher, Electric Cooktop, Garage Control(s), Microwave, Refrigerator

Int Feat: Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Smart Home, Soaking Tub, Walk-In Closet(s) **Utilities:**

Room Information

<u>Level</u> <u>Level</u> <u>Room</u> **Dimensions** Room **Dimensions** 4pc Bathroom 5pc Ensuite bath Main Upper **4pc Bathroom** Upper 0'0" x 0'0" **Great Room** Main 13`0" x 14`0" 12`2" x 10`0" 12`6" x 13`10" Nook Main **Bedroom - Primary** Upper **Bonus Room** Upper 11`0" x 17`0" **Bedroom** Upper 9`6" x 10`6" **Bedroom** Main 9`10" x 10`10" **Bedroom** Upper 9`6" x 10`8"

Legal/Tax/Financial

Title: Zoning: **Fee Simple** R1 2311179 Legal Desc: Remarks Pub Rmks: No wasted space in this beautifully appointed model-- the Primrose. Welcoming 'open to above' foyer space with railings that create an openness that flows into the open concept living space. This model features a main floor BR and full bath-- perfect for larger families-- blended or multigenerational. A second cooking space awaits in your 'spice kitchen' (secondary kitchen)-- perfect for cooking aromatic foods, or great for those who love to entertain. Ample living space on the upper level with 3 bedrooms, a generously sized bonus room. Side entrance is available, for direct access to the undeveloped basement. A couple of doors down from from pump track/ park with a short walk to access the walking paths of the canals. One of the best floor plans with smart use of space. Smart home package and Virtuo concierge service will make transitioning into your new home a breeze! Photos are representative. Inclusions: spice kitchen Property Listed By: Bode

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123

Primrose

IN BAYSIDE

26' model width



2,127 sq. ft.

4 Beds | 3 Baths

