



THE
A-TEAM

**RE/MAX
FIRST**

377 BAYSIDE Crescent, Airdrie T4B 4G8

MLS®#: **A2185280** Area: **Bayside** Listing Date: **01/04/25** List Price: **\$1,190,000**
 Status: **Active** County: **Airdrie** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Airdrie**
 Year Built: **2018**
Lot Information
 Lot Sz Ar: **6,209 sqft**
 Lot Shape:

Finished Floor Area
 Abv Sqft: **1,647**
 Low Sqft:
 Ttl Sqft: **1,647**

DOM

6
Layout
 Beds: **4 (2 2)**
 Baths: **3.0 (3 0)**
 Style: **Bungalow**

Parking

Ttl Park: **4**
 Garage Sz: **2**

Access:

Lot Feat: **Back Yard,Front Yard,Lawn,No Neighbours Behind,Landscaped,Street Lighting,Views,Waterfront**
 Park Feat: **Double Garage Attached,Driveway,Garage Door Opener,Garage Faces Front**

Utilities and Features

Roof: **Asphalt Shingle**
 Heating: **Forced Air,Natural Gas**
 Sewer:
 Ext Feat: **BBQ gas line,Dock,Outdoor Kitchen,Rain Gutters**

Construction: **Stone,Vinyl Siding,Wood Frame**
 Flooring: **Carpet,Hardwood,Tile**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Bar Fridge,Dishwasher,Dryer,Instant Hot Water,Microwave,Microwave Hood Fan,Range Hood,Refrigerator,Stove(s),Washer**
 Int Feat: **Bar,Breakfast Bar,Built-in Features,Ceiling Fan(s),Chandelier,Closet Organizers,Double Vanity,Dry Bar,French Door,High Ceilings,Kitchen Island,No Animal Home,No Smoking Home,Open Floorplan,Pantry,Quartz Counters,Recessed Lighting,Soaking Tub,Storage,Vaulted Ceiling(s),Walk-In Closet(s),Wet Bar**

Utilities:

Room Information

Room	Level	Dimensions
Kitchen	Main	14`11" x 14`8"
Dining Room	Main	14`7" x 10`8"
Bedroom - Primary	Main	13`11" x 12`0"
Bedroom	Basement	14`1" x 10`1"
Game Room	Basement	23`0" x 21`7"
Family Room	Basement	22`5" x 12`10"

Room	Level	Dimensions
Living Room	Main	14`7" x 12`2"
Pantry	Main	14`7" x 10`8"
Bedroom	Main	11`7" x 9`11"
Bedroom	Basement	11`1" x 9`11"
Den	Basement	11`5" x 11`1"
4pc Bathroom	Main	8`4" x 4`11"

4pc Ensuite bath

Main

11`2" x 4`11"

5pc Bathroom
Legal/Tax/Financial

Basement

11`2" x 4`11"

Title:
Fee Simple
Legal Desc:

1610755

Zoning:
R1

Remarks

Pub Rmks: ****OPEN HOUSE SUNDAY JAN 12TH 2-4PM** Welcome to your McKee built home on the canal! The beautiful front veranda is a taste of the upgraded and cheerful living experience inside. As you enter, the gracious layout is highlighted by grand vaulted ceilings, and stunning design and finishings, with over 3,000 sq ft of living space. There is a spacious front office as you enter, and the luxurious and chic white kitchen is a chef's dream! Complete with SS appliances, bar fridge, upgraded hood fan, a grand eat-up island, TV screen on the fridge, AND a butler/spice kitchen. The luxurious living room is flooded with natural light thanks to the massive windows overlooking the canal. A full width upper deck provides postcard perfect views, which can be accessed from the living/dining area AND the primary bedroom! The primary bedroom includes a polished spa-like ensuite with claw foot tub, separate shower, WIC, and dual sinks. A full bath with mirrored vanity and one more bedroom completes the main floor. Downstairs to the walkout basement, you will find a living area with patio access. Outside the backyard offers the utmost privacy from the privacy walls built on the sides of the deck. The wet bar (gorgeous cedar bar that was just done last summer) and hot tub are all included, which makes this a delightful oasis. This is an amazing space and it is a rare find to have this amazing outdoor entertaining space on the canal! Notice that the private dock takes place instead of pathways. Back inside there is a game room/den, a 3rd and 4th bedroom, a full bathroom with dual sinks, and a powder room conveniently tucked between the 4th bedroom and den/entertaining area. The bar and hot tub as well as the pool table are included in the sale. Hot and cold water outside - perfect for the kids to play in! Don't miss out on this house with this wonderful location location! Come view it today**

Inclusions: **Two Way Fireplace, Bar in Basement, Pool Table and accessories, Hot Tub (as is), Wet Bar in Backyard, Water Fountain**

Property Listed By: **RE/MAX House of Real Estate**

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









