

# \$1,249,000 - 1315 Bayside Drive Sw, Airdrie

MLS® #A2252422

**\$1,249,000**

6 Bedroom, 4.00 Bathroom, 2,508 sqft

Residential on 0.15 Acres

Bayside, Airdrie, Alberta

Welcome to this exceptional 6-bedroom, 4-bathroom estate, ideally located on a premium 6,500 sq ft lot with direct access to the serene Bayside canal. Positioned within one of Airdrie's most sought-after neighborhoods, this home masterfully blends refined elegance, contemporary comfort, and luxury, offering an unparalleled lifestyle of sophistication and tranquility.

As you approach, youâ€™ll be drawn to the homeâ€™s exceptional curb appeal, complete with a triple car garage that balances prestige with practicality. Step inside, and youâ€™ll be greeted by an expansive, open-concept floor plan filled with high-end finishes and thoughtful upgrades.

The main level features a stunning living room with a stone-accented fireplace, creating a cozy ambiance for family gatherings. The spacious dining area offers unobstructed views of the canal, providing the perfect backdrop for elegant entertaining. The chef-inspired kitchen is a showstopper, outfitted with built-in premium appliances, a gas range with a hood fan, a large island, ample pantry storage, and a convenient garbage disposal. A main-level bedroom/office and a full 3-piece bathroom add to the homeâ€™s functionality, along with a mudroom for added convenience.

Upstairs, youâ€™ll find three generously sized bedrooms, two full bathrooms, and a spacious



bonus room with views of the nearby playgroundâ€”a perfect setting for family movie nights. The master suite is truly a retreat, featuring a large walk-in closet and a luxurious 5-piece ensuite with dual sinks, a deep soaker tub, a private water closet, and its own private balcony overlooking the serene canal.

The fully finished walkout basement is an entertainerâ€™s dream. With two additional bedrooms, a full bathroom, and a lavish wet bar, this expansive recreation room offers endless possibilities. Large windows allow for an abundance of natural light while providing uninterrupted views of the canal, creating a peaceful setting for both lively gatherings and quiet nights in.

Outside, the private backyard oasis awaits, offering direct access to the canal. Itâ€™s the perfect spot for relaxing mornings, summer evenings, or year-round family fun.

This rare gem offers not just a home, but an elevated lifestyleâ€”a harmonious blend of luxury, tranquility, and natural beauty. Homes of this caliber in Bayside donâ€™t last longâ€”schedule your private showing today and make this dream home yours.

Built in 2023

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2252422    |
| Price          | \$1,249,000 |
| Bedrooms       | 6           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 2,508       |
| Acres          | 0.15        |
| Year Built     | 2023        |
| Type           | Residential |

|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | 2 Storey |
| Status   | Active   |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1315 Bayside Drive Sw |
| Subdivision | Bayside               |
| City        | Airdrie               |
| County      | Airdrie               |
| Province    | Alberta               |
| Postal Code | T4B4G7                |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 5                      |
| Parking        | Triple Garage Attached |
| # of Garages   | 3                      |

### Interior

|                   |                                                                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Chandelier, Crown Molding, French Door, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Wet Bar |
| Appliances        | Built-In Gas Range, Built-In Oven, Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings                                                               |
| Heating           | Forced Air                                                                                                                                                                       |
| Cooling           | None                                                                                                                                                                             |
| Fireplace         | Yes                                                                                                                                                                              |
| # of Fireplaces   | 1                                                                                                                                                                                |
| Fireplaces        | Electric                                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                                              |
| Basement          | Exterior Entry, Finished, Full, Walk-Out                                                                                                                                         |

### Exterior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Lighting, Playground                                     |
| Lot Description   | Back Lane, Back Yard, Creek/River/Stream/Pond, Landscaped, No Neighbours Behind |
| Roof              | Asphalt Shingle                                                                 |
| Construction      | Aluminum Siding, Concrete, Stone, Vinyl Siding                                  |
| Foundation        | Poured Concrete                                                                 |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 2                 |
| Zoning         | R1                |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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