

# \$929,800 - 198 Bayview Circle Sw, Airdrie

MLS® #A2252923

**\$929,800**

4 Bedroom, 4.00 Bathroom, 1,580 sqft

Residential on 0.12 Acres

Bayview., Airdrie, Alberta

Beautifully Upgraded Bungalow on the Canals! This rare 4 bedroom, 4 bathroom home with a main floor office offers over 3000sqft of thoughtfully designed living space and a desirable west facing backyard overlooking the water. Step inside to find soaring vaulted ceilings, expansive windows that capture the canal views, warm hardwood floors, custom lighting and an abundance of built-in's™ throughout. The freshly painted main floor showcases a dream kitchen with quartz countertops, SS appliance package, a statement hood fan, large Island, walk in pantry plus an additional wall pantry. The open concept design flows seamlessly into the dining and living areas, while patio doors lead to the spacious upper deck complete with gas and water lines. The primary retreat enjoys peaceful canal views, double door entry, walk in closet and a luxurious 5pc ensuite. Another bedroom, a full bathroom, custom mud room and an upgraded laundry room with new cabinetry, pull out racks and countertop complete the main level. The fully finished lower level is perfect for entertaining or relaxing, featuring a large Rec room with wet bar, west facing windows and walkout access to the covered patio and fire pit area. Two additional bedrooms are located downstairs including one with a private ensuite, plus a versatile flex room with barn doors, ideal for a gym, office or hobby space. Upgrades includes new appliances, some new cabinetry throughout, main floor lighting and LED pot



lights, new A/C, new water softener and more!  
This Canal front property combines modern updates with exceptional functionality and is an absolute must see! Book a showing today

Built in 2018

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2252923    |
| Price          | \$929,800   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 1,580       |
| Acres          | 0.12        |
| Year Built     | 2018        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 198 Bayview Circle Sw |
| Subdivision | Bayview.              |
| City        | Airdrie               |
| County      | Airdrie               |
| Province    | Alberta               |
| Postal Code | T4B 5A7               |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |
| Is Waterfront  | Yes                    |

### Interior

|                   |                                                                                                                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Vinyl Windows, Walk-In Closet(s), Bar |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

|                 |                                                                                                                                                     |
|-----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances      | Built-In Oven, Dishwasher, Dryer, Garage Control(s), Refrigerator, Washer, Window Coverings, Bar Fridge, Built-In Gas Range, Garburator, Humidifier |
| Heating         | Forced Air                                                                                                                                          |
| Cooling         | Central Air                                                                                                                                         |
| Fireplace       | Yes                                                                                                                                                 |
| # of Fireplaces | 1                                                                                                                                                   |
| Fireplaces      | Gas                                                                                                                                                 |
| Has Basement    | Yes                                                                                                                                                 |
| Basement        | Finished, Full                                                                                                                                      |

## Exterior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Exterior Features | Balcony, Fire Pit                                                                                      |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Landscaped, Pie Shaped Lot, Greenbelt, Waterfront |
| Roof              | Asphalt                                                                                                |
| Construction      | Brick, Cement Fiber Board, Vinyl Siding, Wood Frame                                                    |
| Foundation        | Poured Concrete                                                                                        |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 2nd, 2025 |
| Days on Market | 27                  |
| Zoning         | R1-U                |

## Listing Details

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.