\$534,900 - 266 Canals Circle Sw, Airdrie

MLS® #A2259277

\$534,900

3 Bedroom, 2.00 Bathroom, 1,207 sqft Single Family on 0.10 Acres

Canals, Airdrie, Alberta

Don't miss this incredible opportunity to own a beautifully maintained 1,207 sq ft bungalow located in the sought-after community of The Canals. With exceptional curb appeal, mature landscaping, and a welcoming front porch, this home offers both comfort and character from the moment you arrive. Step inside to discover a bright and open floor plan enhanced by vaulted ceilings, creating a spacious and airy ambiance throughout. The front living room is perfect for relaxing evenings, complete with a cozy gas fireplace for added warmth and charm. The well-appointed kitchen features a generous breakfast bar, ample cabinetry, and a large corner pantryâ€"ideal for everyday living and entertaining. Adjacent to the kitchen, the dining area comfortably accommodates a full dining set and provides access to your private backyard retreat. The primary bedroom offers plenty of space for a king-size bed, along with a walk-in closet and a private ensuite. Two additional generously sized bedrooms, laundry room, and a full 4-piece bathroom complete the main level. Enjoy the outdoors year-round in your beautifully landscaped, private backyard, featuring a built-in hot tub and low-maintenance composite deckingâ€"perfect for entertaining or quiet evenings under the stars. The expansive, undeveloped basement offers endless potential for future development, allowing you to tailor the space to your lifestyle needs. Additional features include an attached garage with pull-down ladder access to







overhead storage. Situated on a quiet road with park access just across the street and close proximity to the scenic canal pathways, this home offers a peaceful setting with convenient access to local shopping, schools, and amenities. Contact your favourite real estate agent today to schedule your private showing! (id:6289)

Built in 2004

Essential Information

Listing # A2259277
Price \$534,900

Bedrooms 3
Bathrooms 2.00
Square Footage 1,207
Acres 0.10
Year Built 2004

Type Single Family

Sub-Type Freehold
Style Bungalow

Community Information

Address 266 Canals Circle Sw

Subdivision Canals
City Airdrie
Province Alberta
Postal Code T4B2Z6

Amenities

Amenities Park, Playground, Schools, Shopping

Features Closet Organizers

Parking Spaces 4

Parking Attached Garage

of Garages 2

Interior

Appliances Washer, Refrigerator, Dishwasher, Stove, Dryer, Hood Fan, Window

Coverings

Heating Natural gas Forced air

Yes

Cooling None Fireplace

of Fireplaces 1

of Stories 1

Exterior

Vinyl siding Exterior

Fruit trees, Landscaped **Exterior Features**

Foundation **Poured Concrete**

Listing Details

Listing Office **CIR Realty**





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