

# \$969,900 - 58 Canals Close Sw, Airdrie

MLS® #A2224439

**\$969,900**

5 Bedroom, 4.00 Bathroom, 2,502 sqft

Residential on 0.13 Acres

Canals, Airdrie, Alberta

Welcome to Your Dream Home in the Heart of The Canals â€” Airdrieâ€™s Premier Neighbourhood!

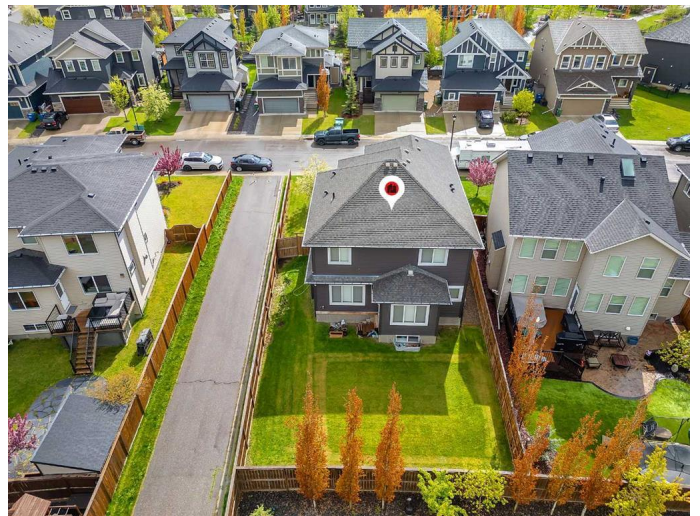
Step into 2,502 sq. ft. of beautifully designed living space on two levels, situated on a spacious lot that offers both comfort and room to grow. Meticulously maintained by the original owners, this stunning home showcases pride of ownership throughout.

The main floor welcomes you with a bright and open living area, anchored by a cozy gas fireplace and large windows that flood the space with natural light. The chef-inspired kitchen features a walk-through pantry with convenient access from the garage/mudroom â€” perfect for seamless grocery drop-offs.

Upstairs, a vaulted-ceiling bonus room with expansive windows creates the ideal family hangout or entertainment space. The primary suite offers a peaceful retreat with a luxurious 5-piece ensuite, while three additional generously sized bedrooms and a full bath complete the upper level.

The fully finished basement boasts an enormous recreation room, a fifth bedroom, and a full bathroom â€” providing versatile space for guests, teens, or extended family.

Additional highlights include:



Double heated garage with epoxy flooring â€“  
clean, durable, and perfect for all seasons  
Large lot in a quiet, family-friendly location  
Original owners â€“ lovingly cared for and  
move-in ready

Don't miss your chance to own this exceptional  
home in one of Airdrieâ€™s most sought-after  
communities!

Built in 2016

### Essential Information

MLS® #	A2224439
Price	\$969,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,502
Acres	0.13
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	58 Canals Close Sw
Subdivision	Canals
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0S4

### Amenities

Amenities	None
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door

	Opener, Heated Garage, Insulated
# of Garages	2

## Interior

Interior Features	Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Track Lighting, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Gas Water Heater, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard
Lot Description	Back Yard, City Lot, Corner Lot, Front Yard, Irregular Lot, Street Lighting, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 25th, 2025
Days on Market	20
Zoning	R1

## Listing Details

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

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.