

# \$649,900 - 47 Edmund Way Se, Airdrie

MLS® #A2245180

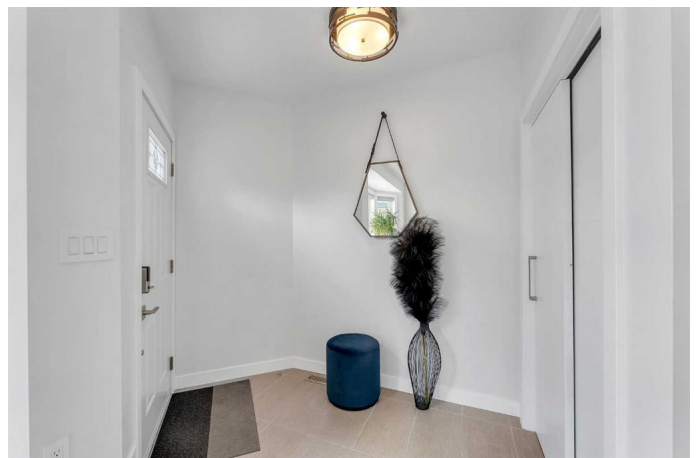
## \$649,900

4 Bedroom, 3.00 Bathroom, 1,814 sqft

Residential on 0.11 Acres

Edgewater, Airdrie, Alberta

Situated on one of Airdrie's most desirable streets, this lovely home sits amid mature trees on a quiet crescent. Beautifully remodeled, this home has a modern, fresh and inviting feel from the moment you drive up. With a back lane, there is ample privacy from neighbours and RV parking with a concrete pad. Walking inside, you'll love the warm Scandinavian design. Many updates have taken place here including central air-conditioning, vinyl plank floors, new carpet, fresh paint throughout, knock down ceiling to replace popcorn ceiling, updated interior doors and closets, luxury window coverings with a duplicate set that will be left for new owners and so much more. The front dining room is perfect for entertaining friends, with a large picture window at the front, a new built-in bar with bamboo counters and a vaulted ceiling that highlights the stone wall with an electric fireplace. The kitchen has updated appliances, a central island and a breakfast nook with a door that leads out to the backyard. The upper level has a stunning primary suite with a custom California closet. The ensuite has been entirely updated with a gorgeous tiled shower. Two additional bedrooms each with custom closet organizers and a new 4 piece bath (tub, tile, sink, vanity, toilet, fixtures) finish off this level. The lower level has large windows with a living room highlighted by a gas fireplace with a new mantle. You will also discover a spacious 4th bedroom and a complementary new 3 piece bathroom. Access to the garage



is also found at this level. The basement is unfinished with laundry, and plenty of storage space. The backyard has a gorgeous garden for those with a green thumb. There is also a large deck, perfect for simply relaxing and enjoying our fleeting summer nights. This is a tight knit community with neighbours that look out for each other. If you are looking for a place to put down roots, this home beckons. Close to schools, central Airdrie shopping, churches and walking paths.

Built in 1992

**Essential Information**

MLS® #	A2245180
Price	\$649,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,814
Acres	0.11
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

**Community Information**

Address	47 Edmund Way Se
Subdivision	Edgewater
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2G4

**Amenities**

Parking Spaces	6
Parking	Double Garage Attached, Parking Pad, RV Access/Parking
# of Garages	2

## Interior

Interior Features	Kitchen Island, Open Floorplan
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Gas, Living Room, Dining Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Garden
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	August 5th, 2025
Days on Market	3
Zoning	R1

## Listing Details

Listing Office	CIR Realty
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