

# \$649,900 - 416 Meadowbrook Bay Se, Airdrie

MLS® #A2261802

**\$649,900**

5 Bedroom, 4.00 Bathroom, 1,844 sqft  
Residential on 0.13 Acres

Meadowbrook, Airdrie, Alberta

View our virtual tour! \*\*\*\*Open House this  
Saturday the 18th. From 12 to 2 pm\*\*\*

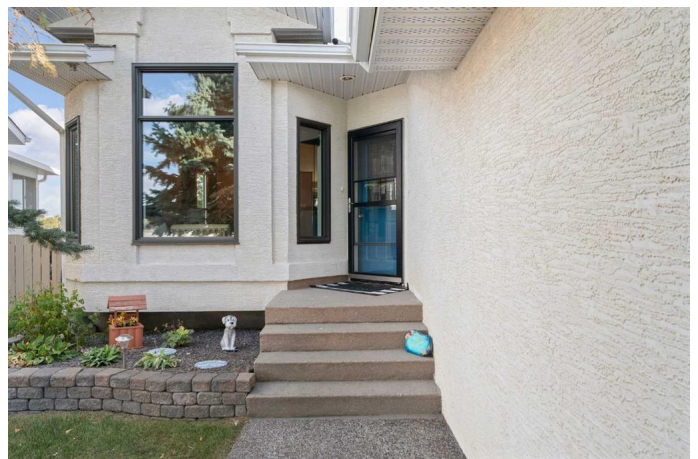
Welcome to 416 Meadowbrook Bay SE,  
Airdrie.

This beautifully maintained 1,843 sq. ft.  
2-storey home is perfectly situated on a quiet  
cul-de-sac, offering peace, privacy, and  
unbeatable Prairie views. Backing directly onto  
a scenic walking and bike path, youâ€™ll  
enjoy year-round vistas of Albertaâ€™s rolling  
farmlandâ€™now alive with stunning autumn  
colorsâ€™and no homes directly behind you.

Step inside to a warm, inviting interior featuring  
hardwood floors, elegant dark tile accents, and  
plush, meticulously kept carpets. The main  
floor boasts a bright, spacious kitchen with  
clean white appliances, granite countertops, a  
tile backsplash, and picturesque Prairie views  
from every window.

Upstairs, discover three generous bedrooms,  
including a primary retreat with its own  
en-suite. The fully finished, large basement  
offers even more living spaceâ€™complete with  
a bar area, a cozy wood-burning stove, and a  
bedroom with an egress window for safety and  
natural light.

This home also features energy-efficient  
triple-pane windows, ensuring year-round  
comfort and quiet. Outside, a covered rear  
porch extends your living space and provides



the perfect spot to enjoy the changing seasons or entertain while taking in the wide-open scenery.

With 5 bedrooms, 4 bathrooms, and thoughtful updates throughout, this home is ideal for families. The front exterior offers a charming garden, wide driveway, and an attached double garage. Built with durable brick and stucco construction and topped with asphalt shingles, this home blends timeless curb appeal with solid craftsmanship.

Enjoy the family-friendly community of Meadowbrook—quiet streets, nearby parks, and easy access to East Lake via the walking path just steps from your backyard.

This is more than a house—it’s the perfect place to call home.

Built in 1992

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2261802    |
| Price          | \$649,900   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,844       |
| Acres          | 0.13        |
| Year Built     | 1992        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

Community Information

|             |                        |
|-------------|------------------------|
| Address     | 416 Meadowbrook Bay Se |
| Subdivision | Meadowbrook            |

|             |         |
|-------------|---------|
| City        | Airdrie |
| County      | Airdrie |
| Province    | Alberta |
| Postal Code | T4A2B1  |

### Amenities

|                |                                  |
|----------------|----------------------------------|
| Parking Spaces | 4                                |
| Parking        | Double Garage Attached, Driveway |
| # of Garages   | 2                                |

### Interior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Interior Features | Bar, High Ceilings, No Smoking Home                                                              |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Humidifier, Microwave, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                                          |
| Cooling           | None                                                                                             |
| Fireplace         | Yes                                                                                              |
| # of Fireplaces   | 2                                                                                                |
| Fireplaces        | Basement, Family Room, Wood Burning                                                              |
| Has Basement      | Yes                                                                                              |
| Basement          | Finished, Full                                                                                   |

### Exterior

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Exterior Features | Awning(s), Dog Run, Garden, Private Yard         |
| Lot Description   | Back Yard, Dog Run Fenced In, Garden, Landscaped |
| Roof              | Asphalt Shingle                                  |
| Construction      | Brick, Stucco, Wood Frame                        |
| Foundation        | Poured Concrete                                  |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 16                |
| Zoning         | R1                |

### Listing Details

|                |                            |
|----------------|----------------------------|
| Listing Office | Cash Back Real Estate Inc. |
|----------------|----------------------------|

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