



**41 Farries Drive SE**  
**Airdrie, Alberta**

**MLS # A2133831**



**\$1,899,999**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey, Acreage with Residence		
<b>Size:</b>	5,908 sq.ft.	<b>Age:</b>	2022 (2 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	4 full / 1 half
<b>Garage:</b>	Quad or More Attached		
<b>Lot Size:</b>	1.98 Acres		
<b>Lot Feat:</b>	Irregular Lot		

<b>Heating:</b>	Fireplace(s), Forced Air	<b>Water:</b>	Well
<b>Floors:</b>	Tile, Vinyl Plank	<b>Sewer:</b>	Septic Tank
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Partially Finished, See Remarks, Walk-Up To Grade	<b>LD:</b>	-
<b>Exterior:</b>	Concrete, Stucco, Wood Frame	<b>Zoning:</b>	RR-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, Chandelier, Double Vanity, French Door, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s), Wired for Sound		
<b>Inclusions:</b>	NA		

Step into the extraordinary realm of this 2-acre estate nestled within Airdrie's city limits. Be greeted by the grandeur of a 20-foot foyer, setting the tone for unparalleled luxury. The main floor unfolds gracefully, boasting an open-plan design adorned with a captivating feature wall, lofty 10-foot ceilings, and bespoke custom wallpaper. Discover two inviting living rooms, each warmed by floor-to-ceiling gas fireplaces with custom mantles, along with an office/den. Transition seamlessly to the elegant dining room bathed in natural light. At the heart of the home lies the oversized chef's kitchen, a culinary haven featuring an extra-large island and a custom seating area. A flexible back room adds to its functionality, complemented by a convenient spice kitchen accessed through a custom Barn Door. Ascend to the second floor to find a spacious bonus room and four carefully curated bedrooms, three of which are primary suites, each boasting indulgent features like walk-in closets and luxurious bathrooms. Enjoy the comfort of a sumptuous soaker tub and oversized walk-in shower in the main primary suite, complete with an electric fireplace. The upper level also houses a spacious laundry room and bonus room. Venture to the basement, where two bedrooms promise comfort and privacy, with the lower level partially finished to unveil additional delights such as framed bathrooms, walk-in closets, a recreational room, and a theatre room. Situated on a sprawling 2-acre property, this estate offers ample outdoor space for relaxation and recreation. Despite its expansive surroundings, it maintains close proximity to the vibrant city of Airdrie, ensuring easy access to highways and nearby amenities. Call today to make this extraordinary property yours!