



THE
A-TEAM

**RE/MAX
FIRST**

847 BAYVIEW Terrace, Airdrie T4B 3N7

MLS® #: **A2119331**

Area: **Bayview**

Listing Date: **04/02/24**

List Price: **\$824,900**

Status: **Pending**

County: **Airdrie**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Airdrie**
Year Built: **2024**

Lot Information

Lot Sz Ar: **3,907 sqft**
Lot Shape:

Finished Floor Area

Abv Sqft: **2,438**

Low Sqft:

Ttl Sqft: **2,438**

DOM

47

Layout

Beds: **5 (5)**

Baths: **3.0 (3 0)**

Style: **2 Storey**

Parking

Ttl Park: **4**

Garage Sz: **2**

Access:

Lot Feat:

Park Feat:

Back Yard

Double Garage Attached

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Forced Air,Natural Gas**
Sewer:
Ext Feat: **None**

Construction: **Stone,Vinyl Siding,Wood Frame**
Flooring: **Carpet,Ceramic Tile,Vinyl Plank**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Microwave,Range,Range Hood,Refrigerator,Washer**
Int Feat: **Double Vanity,High Ceilings,Kitchen Island,No Animal Home,No Smoking Home,Open Floorplan,Pantry,Separate Entrance,Soaking Tub,Stone Counters,Walk-In Closet(s)**

Utilities:

Room Information

Room	Level	Dimensions
Bedroom	Main	10`0" x 10`0"
Great Room	Main	13`0" x 14`0"
Bedroom - Primary	Upper	12`3" x 15`1"
Bonus Room	Upper	12`3" x 17`2"
5pc Bathroom	Upper	0`0" x 0`0"
Bedroom	Upper	10`0" x 11`4"

Room	Level	Dimensions
3pc Bathroom	Main	0`0" x 0`0"
Dining Room	Main	10`0" x 15`0"
5pc Ensuite bath	Upper	0`0" x 0`0"
Bedroom	Upper	10`5" x 11`5"
Bedroom	Upper	10`3" x 11`8"

Title:

Fee Simple

Zoning:

TBD

Legal Desc:

2310879

Remarks

Pub Rmks:

Introducing the Arnica II by Calbridge Homes, a 2,439 sq. ft. masterpiece with 5 bedrooms, 3 bathrooms, and a 2-car attached garage. The open-concept floor plan welcomes you into a chef-style kitchen with modern appliances and sleek design. The main level features an additional bedroom and full bathroom, offering flexibility in living arrangements. The staircase showcases upgraded railing leading to the upper level, where 4 bedrooms, a bonus room, and a convenient laundry room await. The upper level is a haven of comfort, with the primary bedroom boasting a grand ensuite featuring a double vanity and a luxurious soaker tub. The grand open-to-above detail enhances the sense of space and elegance throughout the home. Meticulous craftsmanship and thoughtful design make the Arnica II a place where families can create lasting memories. Welcome home to the Arnica II by Calbridge Homes.

Inclusions:

N/A

Property Listed By:

Bode Platform Inc.**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**











