



THE
A-TEAM

**RE/MAX
FIRST**

138 BAYWATER Way, Airdrie T4B 3V5

MLS®#: **A2167211**

Area: **Bayside**

Listing Date: **09/19/24**

List Price: **\$645,000**

Status: **Active**

County: **Airdrie**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Airdrie**
Year Built: **2015**
Lot Information
Lot Sz Ar: **3,887 sqft**
Lot Shape:

Finished Floor Area
Abv Sqft: **1,787**
Low Sqft:
Ttl Sqft: **1,787**

DOM

93
Layout
Beds: **3 (3)**
Baths: **2.5 (2 1)**
Style: **2 Storey**

Parking

Ttl Park: **4**
Garage Sz: **2**

Access:

Lot Feat: **Back Lane,Back Yard,Landscaped,Rectangular Lot**
Park Feat: **Double Garage Attached**

Utilities and Features

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

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

Kitchen Appl: **Dishwasher,Dryer,Garage Control(s),Gas Stove,Microwave,Range Hood,Refrigerator,Washer,Window Coverings**
Int Feat: **Ceiling Fan(s),French Door,Kitchen Island,No Smoking Home,Open Floorplan,Pantry,Quartz Counters,Recessed Lighting,Storage,Vinyl Windows,Walk-In Closet(s)**
Utilities:

Room Information

Room	Level	Dimensions
2pc Bathroom	Main	7`5" x 3`4"
Kitchen	Main	11`2" x 11`3"
Mud Room	Main	6`8" x 7`5"
4pc Bathroom	Second	9`5" x 5`0"
Bedroom	Second	11`10" x 11`1"
Laundry	Second	9`1" x 5`6"

Room	Level	Dimensions
Dining Room	Main	11`2" x 8`8"
Living Room	Main	13`4" x 13`6"
Office	Main	9`10" x 9`11"
4pc Ensuite bath	Second	11`2" x 10`1"
Bedroom	Second	12`0" x 11`1"
Bedroom - Primary	Second	13`7" x 13`5"

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

Zoning:
R1

1410328

Remarks

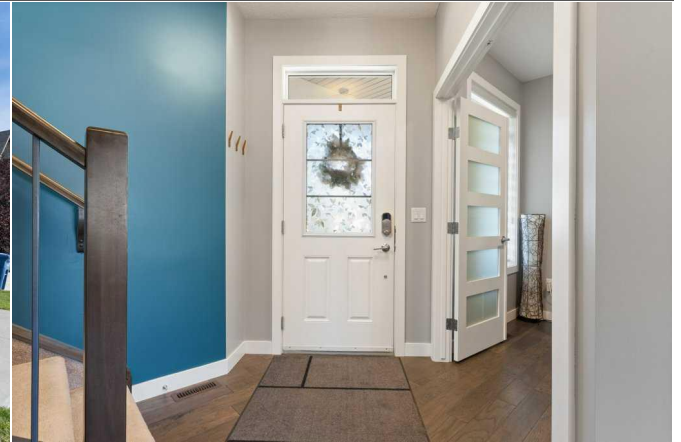
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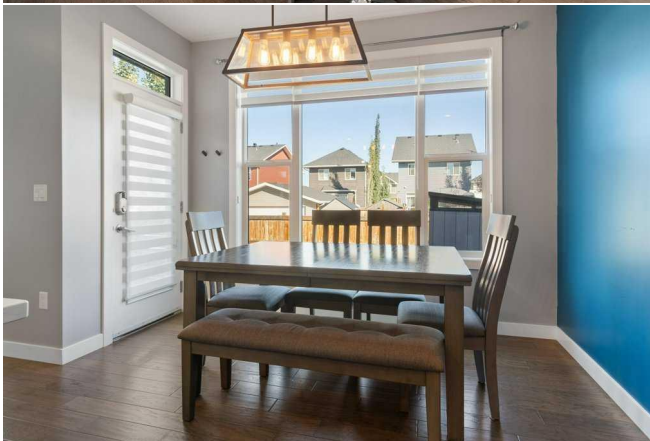
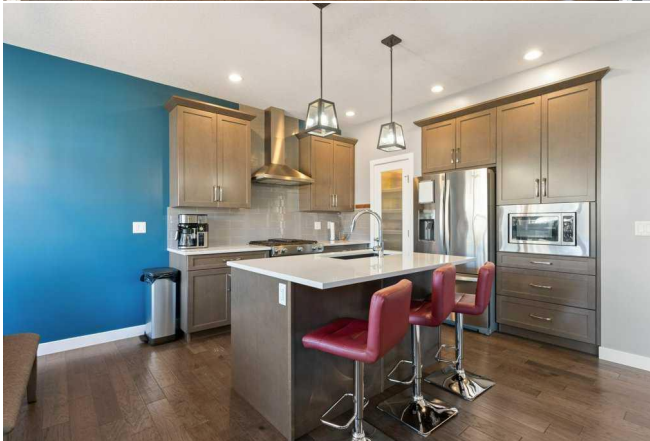
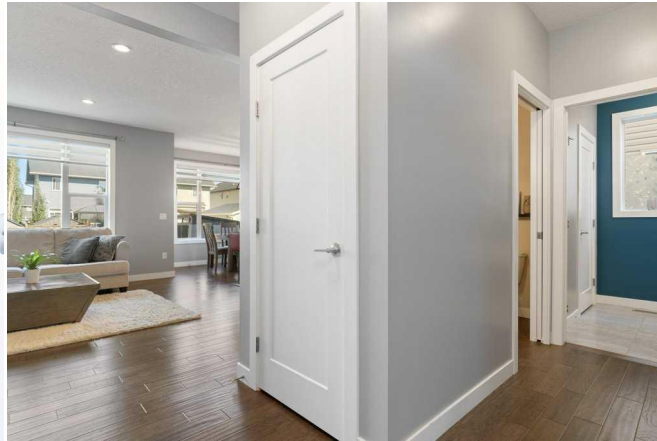
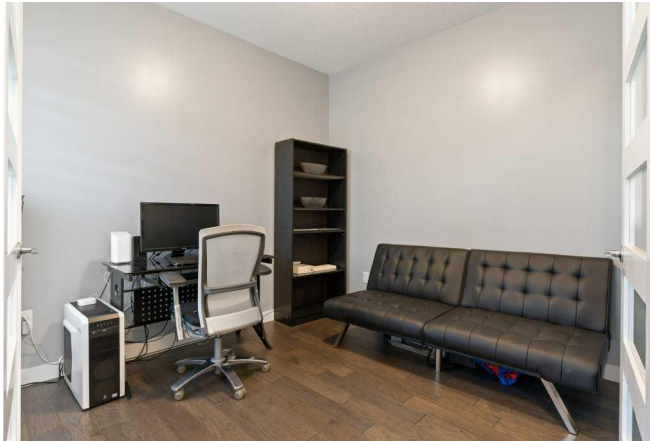
Finally, the one You've Been Looking for is HERE! Welcome to this Stunning Family Home in Bayside... Gorgeously Appointed, and Mere Steps to the Elementary School! Bright and spacious floorplan with large windows throughout. Gourmet designer kitchen with an abundance of modern cabinetry, upgraded stainless steel appliances, and expansive quartz island. Relaxing living room area features a cozy gas fireplace with tile surround and a nice view overlooking the backyard. Main floor den with french doors is the perfect space to have some quiet time for working at home or after school homework. Garage entry mud room with built in lockers and hooks - a nice touch to help keep your family organized! Three generous bedrooms up, including the fantastic primary, boasting an oversized walk in closet, and spa like ensuite with quartz counters, double sinks & glass shower stall. Don't forget about the impeccably located upper level laundry room - so convenient that maybe the kids will even do their own laundry!?? Well maybe not, but it sure makes it easy regardless of who's doing it! Central air conditioning is already installed, which will definitely be appreciated during the hot summer days! Fully fenced backyard keeps privacy in mind while offering an awesome two tiered deck space, perfect to enjoy summer BBQs and outdoor time with family and friends. Ideally situated in this newly developed, family friendly community with close proximity to schools, shopping, parks, playgrounds and so much more. Book your private showing today before its too late!

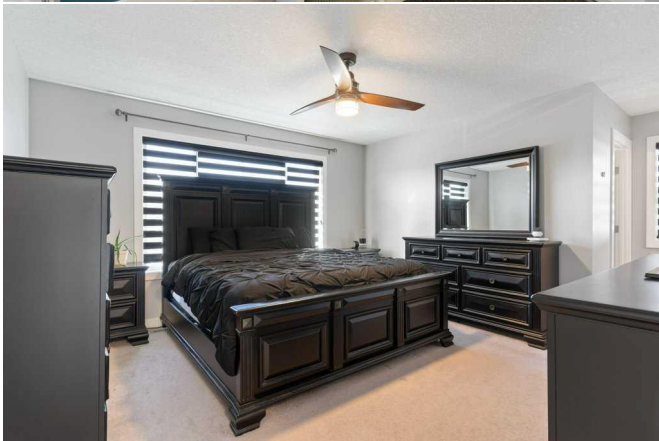
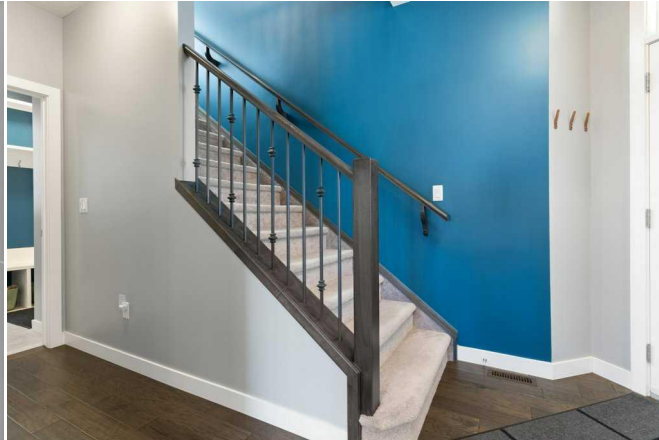
Inclusions:
Property Listed By:

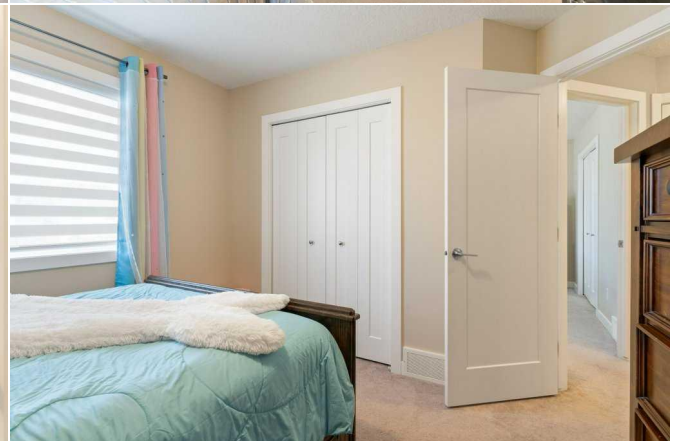
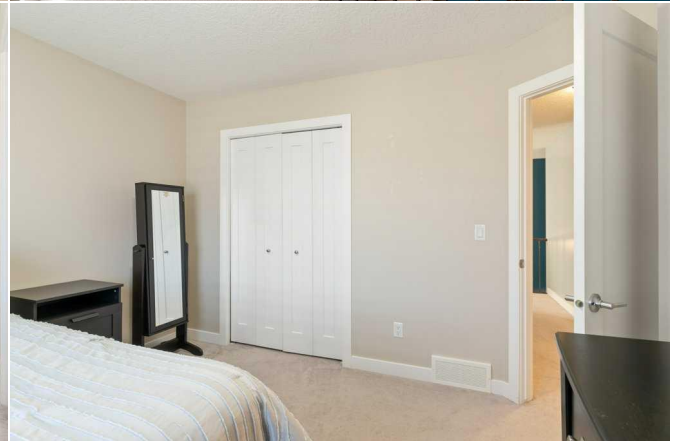
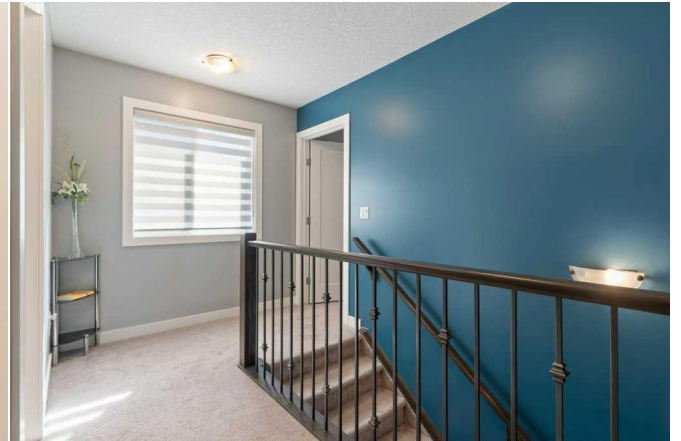
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Royal LePage Mission Real Estate

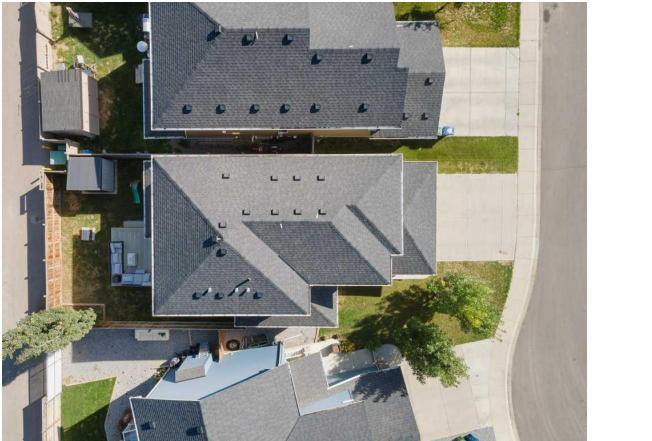
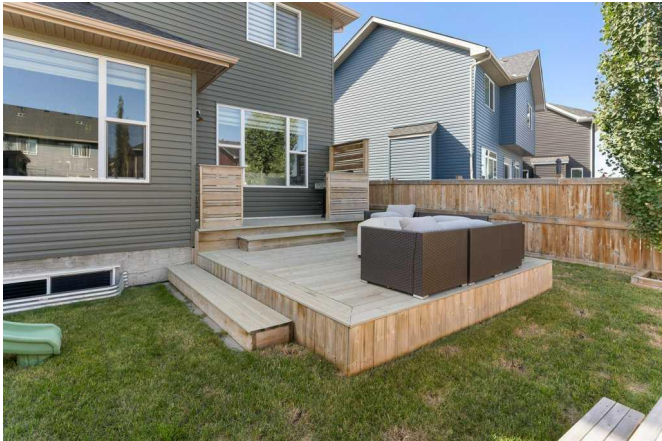
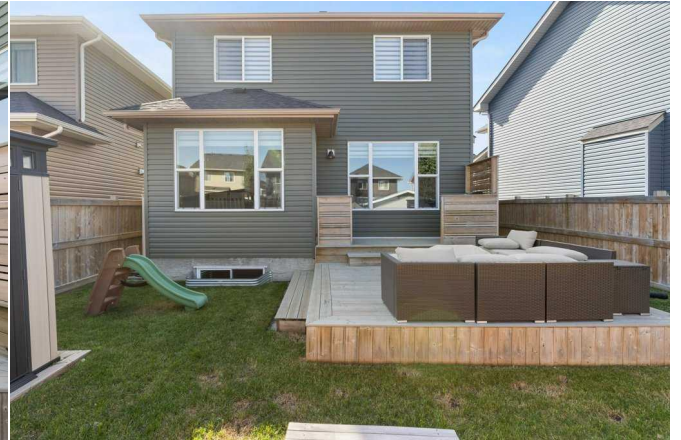
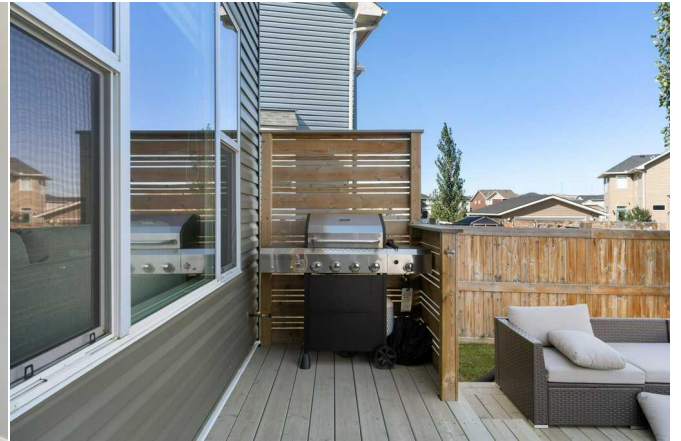
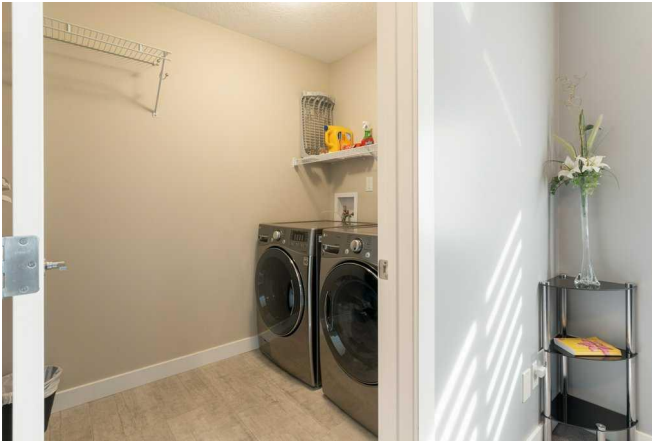
TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123

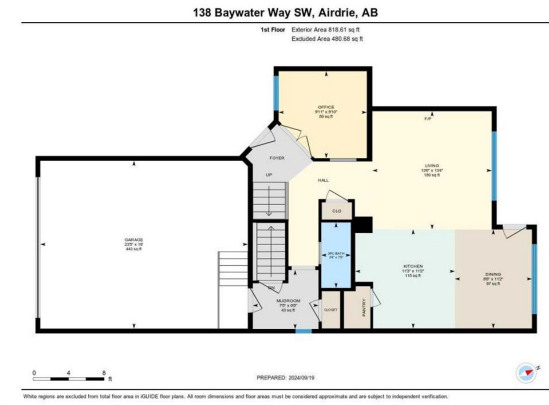












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