



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**830 BAYVIEW Terrace, Airdrie T4B5M5**

MLS®#: **A2169664**      Area: **Bayview**      Listing Date: **09/30/24**      List Price: **\$619,900**  
 Status: **Active**      County: **Airdrie**      Change: **None**      Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Detached**  
 City/Town: **Airdrie**      Finished Floor Area  
 Year Built: **2024**      Abv Sqft: **1,750**  
 Lot Information      Low Sqft:  
 Lot Sz Ar: **3,261 sqft**      Ttl Sqft: **1,750**  
 Lot Shape:

DOM

**64**  
Layout  
 Beds: **4 (4 )**  
 Baths: **3.0 (3 0)**  
 Style: **2 Storey**

Parking

Ttl Park: **2**  
 Garage Sz:

Access:  
 Lot Feat: **Back Lane,Rectangular Lot**  
 Park Feat: **Parking Pad**

Utilities and Features

Roof: **Asphalt Shingle**      Construction: **Concrete,Vinyl Siding,Wood Frame**  
 Heating: **Forced Air**      Flooring: **Carpet,Vinyl Plank**  
 Sewer:      Water Source:  
 Ext Feat: **Private Entrance,Private Yard**      Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Electric Stove,Microwave,Range Hood,Refrigerator**  
 Int Feat: **Double Vanity,Kitchen Island,No Animal Home,No Smoking Home,Quartz Counters**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Dining Room	Main	13`6" x 7`0"	Living Room	Main	14`9" x 11`6"
Kitchen	Main	13`6" x 9`6"	Foyer	Main	8`4" x 4`5"
Pantry	Main	5`0" x 3`11"	Mud Room	Main	7`0" x 5`0"
Laundry	Upper	9`0" x 5`8"	Bedroom - Primary	Upper	13`4" x 12`0"
Bedroom	Upper	11`5" x 9`3"	Bedroom	Upper	15`3" x 9`3"
Bedroom	Main	10`2" x 9`6"	Walk-In Closet	Upper	9`3" x 4`5"
3pc Bathroom	Main	10`1" x 5`3"	4pc Bathroom	Upper	11`6" x 4`11"

4pc Ensuite bath

Upper

11`6" x 4`11"

Legal/Tax/Financial

Title:  
**Fee Simple**  
Legal Desc:

**2310879**

Zoning:  
**R1-L**

Remarks

Pub Rmks:

**Welcome to this elegant 1750 sq.ft., 4-bedroom, 3-bathroom home located in the picturesque Bayview Community of Airdrie, known for its scenic parks and playgrounds. Nestled just steps away from tranquil streams and walking paths, this home offers a perfect blend of style, comfort, and practicality, complete with a complimentary Smart Home Package for added convenience. Upon entering, you are greeted by a spacious foyer that opens up into the heart of the home. The main floor offers a bright bedroom with a large window, providing ample natural light, and a full bathroom with a standing shower—ideal for guests or multi-generational living. The large, open-concept living and dining areas are perfect for entertaining or cozy family gatherings. The gourmet, north-facing kitchen is a true chef's delight, featuring upgraded stainless steel appliances, quartz countertops, 42-inch cabinetry, and a spacious island. The big, walk-in pantry adds plenty of storage, ensuring that everything you need is right at your fingertips. Adjacent to the kitchen is a good-sized mudroom with built-in storage, providing convenient access to the backyard. Upstairs, the master suite offers a luxurious retreat. This spacious bedroom boasts a 4-piece ensuite with a double quartz vanity, a standing shower, and an expansive walk-in closet. Two additional bedrooms on this floor provide ample space, while a second full bathroom and a laundry room complete the upper level. Plans for a concrete pad to accommodate a future double garage add even more value to this home. The sunshine-filled unfinished basement, featuring a separate entrance and rough-in plumbing for a future bathroom, offers limitless potential for customization as additional living space, a rental suite subject to approval and permitting by the city of Airdrie or a recreational area. With the added benefit of a complimentary Smart Home Package, this home comes equipped with modern technology for security and efficiency, including smart locks, thermostats, and more. Vacant and ready for immediate possession, this home comes with the security of a New Home Warranty. With easy access to Bayview's parks, playgrounds, and scenic trails, this home is a perfect choice for families seeking modern living in a peaceful community.**

Inclusions:  
Property Listed By:

**N/A**  
**MaxWell Central**

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









