



THE
A-TEAM

**RE/MAX
FIRST**

839 BAYVIEW Terrace, Airdrie T4B4G2

MLS® #: **A2205644**

Area: **Bayview**

Listing Date: **03/25/25**

List Price: **\$755,500**

Status: **Active**

County: **Airdrie**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Airdrie**
Year Built: **2025**
Lot Information
Lot Sz Ar: **3,907 sqft**
Lot Shape:

Finished Floor Area

Abv Sqft: **2,180**
Low Sqft:
Ttl Sqft: **2,180**

DOM

29
Layout
Beds: **3 (3)**
Baths: **2.5 (2 1)**
Style: **2 Storey**

Parking

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

Access:

Lot Feat: **Back Yard**
Park Feat: **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,Laminate,Tile**
Water Source:
Fnd/Bsmt: **Poured Concrete**

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

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
2pc Bathroom	Main	0`0" x 0`0"	4pc Bathroom	Upper	0`0" x 0`0"
5pc Ensuite bath	Upper	0`0" x 0`0"	Dining Room	Main	11`0" x 12`0"
Great Room	Main	14`0" x 14`10"	Den	Main	5`6" x 8`6"
Bedroom - Primary	Upper	14`5" x 13`3"	Bedroom	Upper	11`5" x 11`0"
Bedroom	Upper	11`5" x 11`0"	Bonus Room	Upper	13`3" x 14`2"

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

Zoning:
R1-U

TBD

Remarks

Pub Rmks:

The Nora II by Calbridge Homes is a beautifully designed 3-bedroom, 2.5-bathroom home with a double attached garage, offering both style and functionality. The main level features a versatile den, perfect for a hobby room or office space. The L-shaped kitchen boasts 36" high upper cabinetry with a stylish tiled backsplash, an upgraded appliance package, elegant stone countertops, and a convenient walk-through pantry leading to the mudroom. Upstairs, you'll find three spacious bedrooms, two well-appointed bathrooms, a cozy bonus room, and a large laundry room. The private ensuite for the primary bedroom adds an extra touch of luxury, making this home a perfect blend of comfort and convenience.

Inclusions:
Property Listed By:

N/A
Bode Platform Inc.

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







