



**214 Bayview Park SW**  
**Airdrie, Alberta**

**MLS # A2301120**



**\$699,900**

<b>Division:</b>	Bayview		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,262 sq.ft.	<b>Age:</b>	2026 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Other		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1-U
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, Separate Entrance, Smart Home		

**Inclusions:** N/A

The "Mateo II" is a beautifully designed 2,262 sq ft home with 3 bedrooms, 2.5 bathrooms, and a main-floor office. The soaring open-to-above living room is a true standout, featuring stunning oversized windows that flood the space with natural light and create an airy, inviting atmosphere, with a striking floor-to-ceiling focal-point fireplace. The heart of the home is the chef's kitchen, equipped with stylish cabinetry, quartz countertops, and a sleek stainless-steel appliance package. The dining area flows seamlessly into the living room, making it an ideal space for hosting family events. The main floor office, dedicated powder room, and walk-through pantry to the mudroom round out the main floor. Upstairs, the spacious primary retreat offers a private escape, complete with a dreamy ensuite featuring dual sinks, a soaker tub, an oversized shower, and a walk-in closet. Two additional bedrooms are generously sized, each with its own walk-in closet, and are complemented by a full bathroom and a conveniently located laundry room, while the central bonus room is a great place to unwind at the end of the day. The basement is well laid out with 9' ceilings and a separate side entrance, providing excellent potential for future development tailored to your needs. Located in the sought-after community of Bayview, you'll enjoy scenic canals, walking paths, and a peaceful atmosphere while still being close to schools, parks, and everyday amenities. This is a community designed for connection, outdoor living, and long-term value. \*RMS has been applied to construction drawings provided by the builder.