



133 Baywater Way SW
Airdrie, Alberta

MLS # A2322208



\$635,000

Division:	Bayside		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,131 sq.ft.	Age:	2015 (11 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Front Drive, Garage Door Opener		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	See Remarks, Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, No Animal Home, No Smoking Home, Pantry		

Inclusions: tv wall bracket in bonus room.

Welcome to this beautifully appointed family home in the highly sought-after community of Bayside Airdrie. Offering over 2,100 sq. ft. of thoughtfully designed living space, this exceptional property features 3 bedrooms and 2.5 bathrooms. The main floor showcases a bright, open-concept layout with 9-foot ceilings, wide-plank laminate flooring, and a spacious foyer complete with a built-in workstation. The inviting living room is highlighted by an upgraded gas fireplace, creating the perfect space for relaxation and entertaining. The gourmet kitchen is sure to impress, featuring a large central island, quartz countertops, stainless steel appliances, and a convenient walk-through pantry. Adjacent to the kitchen, the dining area provides access to an expansive deck with a pergola and gas hookup—ideal for outdoor dining and summer barbecues with SOUTH FACING EXPOSURE. Upstairs, you'll find a generous bonus room, large laundry room, and an impressive primary suite complete with a walk-in closet and a luxurious 5-piece ensuite. Two additional bedrooms and a full bathroom providing ample space for family and guests. The unfinished basement offers excellent potential for future development, with rough-in plumbing already in place and plenty of room to bring your vision to life. Ideally located near the scenic canals, schools, parks, walking pathways, and a wide range of amenities, this outstanding home combines comfort, style, and convenience in one of Bayside's most desirable neighbourhoods. Call today for a private viewing!