



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

1063 Bayview Crescent SW
Airdrie, Alberta

MLS # A2338037



\$489,900

Division:	Bayview		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,588 sq.ft.	Age:	2025 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	Back Lane, Front Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, Recessed Lighting, Walk-In Closet(s)		

Inclusions: None

Welcome to 1063 Bayview Crescent SW in Airdrie, featuring the Eli model by Genesis Builders a beautifully designed 3-bedroom, 2.5 bathroom townhome with no condo fees and an attached garage, offering the space and functionality of a family home without the added monthly condo expense. The bright and inviting main floor offers 9-foot ceilings and an open-concept layout designed for everyday living and entertaining. The modern kitchen flows seamlessly into the dining and living areas, creating a comfortable gathering space filled with natural light. Contemporary finishes, stainless steel appliances, stylish cabinetry, quartz-style surfaces, and a functional peninsula provide a polished backdrop for both busy mornings and evenings at home. Upstairs, you'll find three bedrooms, a versatile family room and conveniently located laundry. The primary retreat includes a walk-in closet, private 4-piece ensuite and access to a balcony a great spot to enjoy your morning coffee or unwind at the end of the day. Two additional bedrooms and another full 4-piece bathroom complete the upper level. The lower level adds approximately 679 sq. ft. and offers excellent flexibility for storage, recreation, a home gym or future development depending on your needs. Located in the sought-after Bayview community of Airdrie, this home puts everyday amenities within easy reach. Enjoy nearby pathways and green spaces, playgrounds and parks, with convenient access to schools, shopping, restaurants, groceries and other services throughout southwest Airdrie. Commuters will also appreciate convenient connections to major routes for travel throughout Airdrie and into Calgary. With its no condo fee ownership, attached garage, three bedrooms, multiple living spaces and modern Genesis Builders design, the Eli offers an excellent opportunity for first-time buyers, young families, professionals or

anyone looking for a low-maintenance home without sacrificing space.