



**183 Baywater Rise SW**  
**Airdrie, Alberta**

**MLS # A2247560**



**\$639,000**

<b>Division:</b>	Bayside		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,962 sq.ft.	<b>Age:</b>	2008 (17 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Alley Access, Double Garage Detached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Fruit Trees/Shrub(s), Interior Lot, Level, Rectangular L		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Finished, Full, Suite	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	R1-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Crown Molding, No Animal Home, No Smoking Home, Pantry, Separate Entrance		

**Inclusions:** N/A

Charming and spacious 2-storey detached home in the desirable community of Bayside, Airdrie. This beautifully maintained 6-bedroom, 3.5-bath property offers a perfect blend of comfort, functionality, and location — just steps from Nose Creek Elementary School, parks, pathways, and the scenic canal. The main floor features a bright and open living room with a cozy fireplace, a generous dining area, and a well-appointed kitchen with ample cabinetry, counter space, and a walk-in pantry. A dedicated office/den, mudroom, and laundry add everyday convenience. Upstairs, the primary suite boasts a private 4-piece ensuite and walk-in closet, complemented by three additional bedrooms and another full bathroom. The fully finished basement adds two more bedrooms, a full bath, a large rec room, and its own laundry area — perfect for guests or extended family. Outside, enjoy a fully fenced backyard with apple and cherry trees, a double detached garage, and RV parking. This home offers space, versatility, and a prime Bayside location your family will love.