



GRASSROOTS
REALTY GROUP

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205 Bayside Point SW
Airdrie, Alberta

MLS # A2263209



\$389,900

Division:	Bayside		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,260 sq.ft.	Age:	2005 (20 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.03 Acre		
Lot Feat:	Landscaped, Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 364
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	DC-8
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Storage, Vinyl Windows		

Inclusions: Murphy Bed, 2 White Wardrobes in the basement

Welcome to Bayside Gardens Townhomes; where comfort meets convenience. You'll appreciate the lifestyle that comes with this property from the moment you walk through the door! This thoughtfully planned out unit is designed for function and efficiency. Elegant hardwood floors and ceramic tile grace the main level flow add warmth to the space. Upstairs you will find a bright primary retreat with an abundance of space, dual closets and a three-piece ensuite. The two additional secondary bedrooms upstairs share a comfortable four-piece bathroom. The basement is developed with a small den, a flex room outfit with a Murphy wall bed, and is rounded out with a laundry room and plenty of storage space. You'll appreciate the single attached garage through the winter months and enjoy the morning sun on your deck in the summertime. Nestled in the heart of family-oriented Bayside, this unit backs on to the brand new Bayside Rise barrier-free playground. Enjoy the picturesque pathways along the canals to visit local shops, cafes or schools. With a 10 minute drive from CrossIron Mills Mall, an 18 minute commute to the Airport or just 30 minutes to downtown Calgary, commuting is a breeze; but there are few places you'd rather be than home and Bayside of Airdrie has it all… it's just waiting for you!