



479 Bayview Way SW
Airdrie, Alberta

MLS # A2295390



\$749,999

Division:	Bayview		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,257 sq.ft.	Age:	2022 (4 yrs old)
Beds:	6	Baths:	5
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, City Lot		

Heating:	Central	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	Chandelier, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting		

Inclusions: N/A

Welcome to 479 Bayview Way SW in the desirable community of Bayview, Airdrie—offering 2,257 SQFT of thoughtfully designed living space, a functional layout, and excellent versatility for families or investors alike. The main floor features a bright open-concept design with 9-foot ceilings, a spacious living room, dedicated dining area, and a modern kitchen complete with ample cabinetry, large island, Pantry, and quality finishes. A full 4-piece bathroom on the main level adds convenience and flexibility, ideal for guests or multi-generational living. Upstairs, you’ll find 4 well-sized bedrooms including a spacious primary retreat with a 5-piece ensuite featuring dual vanities and a walk-in closet. The upper level is completed by a bonus/family room, laundry room, and two additional 4-piece bathrooms, offering both comfort and practicality for a growing family. The fully developed basement with separate entrance adds significant value, featuring 2 bedrooms, a den, full kitchen, recreation area, and a 3-piece bathroom—perfect for extended family or potential rental income. Situated in a family-friendly neighborhood close to parks, pathways, schools, and amenities, this home is a fantastic opportunity to own a well-appointed property in one of Airdrie’s growing communities.