



**1903 Baywater Alley SW
Airdrie, Alberta**

MLS # A2301858



\$585,000

Division:	Bayside		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,859 sq.ft.	Age:	2012 (14 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Landscaped, Level, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home		

Inclusions: TV wall mounts x 3, garage remote x 2, garage heater (electric), garden shed, Ecobee thermostat+ 3 sensors, shelving in basement storage room.

Welcome to 1903 Baywater Alley. This is the kind of home that just feels good the moment you walk in. Bright. Open. Effortless. Sunlight pours through the main floor, filling the space and making it feel warm and alive. The kitchen is where everything happens. Morning coffee at the island. Late-night chats while dinner cooks. Stone countertops, a walk-through pantry, and plenty of room to gather—it’s as functional as it is beautiful. Just off the entry, a front office gives you a quiet place to work or unwind. The main floor also offers a 2-piece bath and laundry, right where you need it. Upstairs, life opens up even more. The bonus room is big and flexible—movie nights, play space, or a cozy retreat at the end of the day. Two generous bedrooms and a full bath make it perfect for family or guests. And then there’s the primary suite. Big enough for a king bed, with a spa-like ensuite that invites you to slow down. A walk-in shower. A walk-in closet. A space that feels like your own private escape. The fully finished basement is ready for real life. Teen hangouts, game days, or overnight guests. There’s a large rec space, a full bedroom with an egress window, a 3-piece bath, and a huge storage room to keep everything tucked away. Step outside and the lifestyle continues. A sunny, south-facing backyard made for long summer evenings. BBQs on the dura deck. Fires under the stars. It’s private, flat, and easy to enjoy. With a heated, double attached garage, air conditioning, fresh paint, and new eaves and soffits, this home is truly move-in ready. Comfortable. Inviting. Designed for the way you live.