



GRASSROOTS
REALTY GROUP

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1407 Bayview Crescent SW
Airdrie, Alberta

MLS # A2148717



\$769,900

Division:	Bayview		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,085 sq.ft.	Age:	2024 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	220 Volt Wiring, Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Smart Home, Soaking Tub, Tray Ceiling(s), Walk-In Closet(s)		
Inclusions:	N/A		

This home features 3 bedrooms, 2.5 baths, 9' foundation, side entrance, increased height of garage doors, gas line to BBQ. Some interior features include lockers in mud room, fireplace, railing, modern kitchen with kitchen cabinet uppers to ceiling, stainless steel kitchen appliances, gas line to range, tray ceiling and pot lights in the bonus room. With a double attached front garage and undeveloped basement you will have more than enough room for all your needs. Bayview is known for beautiful, family friendly walking paths to enjoy along the Canals. Many parks for all ages all within walking distance. Come out and visit our friendly Sales Team at our show home located at 1301 Bayview Point SW. Photos are representative