



**177 Baysprings Gardens SW  
Airdrie, Alberta**

**MLS # A2167226**



**\$800,000**

<b>Division:</b>	Baysprings		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,214 sq.ft.	<b>Age:</b>	2018 (6 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	4
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Yard		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** N/A

Welcome to a meticulously designed executive family home located on a quiet, low-traffic street in a desirable community in Airdrie. Boasting almost 3,000 square feet of luxurious living space, featuring 9’ ceilings on the main floor, six total bedrooms, six bathrooms, and a separate entrance with a side door to the yard and access to the basement, this home is a rare find! With space for everyone, this home has everything you need to make memories that will last a lifetime. The main floor has a spacious living room, a separate dining area, and a gourmet kitchen with a large island, rich cabinetry, quartz countertops, and upgraded appliances, including a gas range. The kitchen flows into the open-concept living room, where a cozy gas double-sided fireplace serves as the focal point between the living room and dining area. Access your private backyard featuring a large wood deck, providing plenty of space for everyone to enjoy sunny days. A plethora of big windows makes the main level bright and offers great views of your yard. The main floor is also upgraded with a bedroom that has access to a full bathroom. Upstairs, you will find a huge master bedroom with a 5-piece ensuite and a walk-in closet. There are two more good-sized bedrooms, each with separate bathrooms and closets, as well as a separate laundry room. The bonus room makes this level very practical. The fully developed and finished basement offers two bedrooms, two bathrooms, a rec room, a wet bar, a second laundry facility, and ample storage space. Walking distance to schools, shopping, parks, paths, and all amenities makes this home a must-see! Don't miss out on this perfect family home that combines practical living spaces with beautiful design. Come and see it today!