



**102 Baysprings Terrace  
Airdrie, Alberta**

**MLS # A2200448**



**\$485,000**

<b>Division:</b>	Baysprings		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,687 sq.ft.	<b>Age:</b>	2025 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.05 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Private, Street Lightin		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 365
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Composite Siding, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R2-T
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, High Ceilings, Quartz Counters		

**Inclusions:** N/A

Welcome to 102 Baysprings Terrace! This brand-new town home by Luxury Custom Builders offers a bright and open layout designed for contemporary living. As you enter, you're welcomed by stylish luxury vinyl plank flooring that extends throughout the main level. The stunning gourmet kitchen showcases a spacious quartz island and sleek stainless steel appliances, making it the heart of the home. A convenient half bath completes this floor. Upstairs, you'll find three generously sized bedrooms, each featuring a walk-in closet with custom built-ins. The primary suite comfortably fits a king-size bed and includes a luxurious 5-piece ensuite with a soaker tub and a separate walk-in shower. A dedicated upstairs laundry space adds to the home's thoughtful design. The unfinished basement comes with roughed-in plumbing, ready for future development. Outside, the west-facing backyard will be fully fenced and professionally landscaped, leading to a double detached garage. This well-maintained complex is self-managed by dedicated homeowners, keeping condo fees low while fostering a strong sense of community. Enjoy year-round outdoor activities with scenic waterfront walking paths, summer paddle-boarding, and winter skating or hockey on the Canals. Plus, the home is within walking distance of parks, playgrounds, Nose Creek School (K-4), shopping, dining, and essential services. Don't miss out on this fantastic opportunity—schedule your viewing today!