

## 1224, 2461 Baysprings Link SW Airdrie, Alberta

**MLS # A2259723**


# \$335,000

<b>Division:</b>	Baysprings		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	Townhouse-Stacked		
<b>Size:</b>	926 sq.ft.	<b>Age:</b>	2016 (9 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Assigned, Stall, Titled		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	See Remarks		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 404
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R4
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Quartz Counters, Walk-In Closet(s)		

**Inclusions:** TV Wall Brackets

**\*\*Open House Sunday October 5th 10:30am-12:30pm\*\*** Experience this bright and well-appointed one-level townhouse in Airdrie, where modern comfort meets refined living. Perched on the top floor, this two-bedroom, two-bathroom home impresses with soaring vaulted ceilings and expansive windows that flood the space with natural light. The kitchen features quartz countertops, stainless steel appliances, sleek cabinetry, and a large island with eating bar, perfect for everyday living or entertaining. The open-concept design flows seamlessly into the dining and living areas, creating an inviting space to gather or unwind. The private primary suite offers a walk-in closet and ensuite bathroom, while the second bedroom and full bath provide versatile options for guests, family, or a home office. Step outside to the sun-filled south-facing deck ideal for relaxing or hosting summer barbecues. Additional highlights include in-suite laundry, two parking stalls (one titled, one assigned), and the convenience of low-maintenance living in a well-cared-for community. With breathtaking rural vistas, close proximity to Airdrie's pathways, parks, and amenities, plus just a short 15-minute drive to Calgary, this home is the perfect blend of style, comfort, and location. Don't miss it!