

279 Baywater Way SW
Airdrie, Alberta

MLS # A2313776



\$700,000

Division:	Bayside		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,221 sq.ft.	Age:	2016 (10 yrs old)
Beds:	6	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Pantry, Quartz Counters, Separate Entrance, Stone Counters		

Inclusions: N/A

Welcome to the highly sought-after community of Bayside — where space, style, and functionality come together perfectly for growing families and multi-generational living. From the moment you step inside, you’ll be impressed by the grand open foyer, soaring ceilings, and upgraded 8-foot doors that create a bright and elegant first impression. Rich hardwood flooring flows throughout the main level, adding warmth and sophistication. The thoughtfully designed kitchen features quartz countertops, subway tile backsplash, stainless steel appliances, a corner pantry, ample cabinetry, and a large central island perfect for entertaining or everyday family life. The spacious dining area easily accommodates a large table, while oversized windows flood the home with natural light. The cozy living room is anchored by a gas fireplace with tile surround and mantle, creating the perfect gathering space. Also on the main floor is a dedicated office, convenient laundry room, and a powder room. Upstairs, the primary bedroom offers a true retreat with a spacious walk-in closet and a luxurious 5-piece ensuite complete with a jetted tub. Three additional generously sized bedrooms and a full bathroom provide plenty of space for the entire family. The fully finished basement with a separate entrance and kitchen adds incredible flexibility to this home and features 2 additional bedrooms, a full bathroom, and its own living space — making it ideal for extended family, guests, or multi-generational living. Outside, enjoy the fully landscaped backyard complete with a rear deck — perfect for summer BBQs, entertaining, or relaxing with the family. The oversized double attached garage is insulated and drywalled for added comfort and functionality. Located in one of Airdrie’s most desirable communities, this home is within walking distance to parks, scenic Bayside

canals, pathways, and Nose Creek Elementary School — offering the perfect blend of convenience, nature, and family-friendly living.