587-899-3773
justin@realtyaces.ca

541 Sawgrass Green NW Airdrie, Alberta

MLS # A2343385



$624,900

Division:	Sawgrass Park		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,910 sq.ft.	**Age:**	2026 (0 yrs old)
Beds:	3	**Baths:**	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Front Yard, Gentle Sloping		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Laminate, Tile	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Composite Siding, Stone, Vinyl Siding, Wood Frame	**Zoning:**	DC-50
Foundation:	Poured Concrete	**Utilities:**	-

Features: Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Stone Counters, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)

Inclusions: NA

Meet THE BASIL — a beautifully designed and thoughtfully upgraded home offering 3 bedrooms, 2.5 bathrooms with a spacious west-facing backyard that is nearly complete so you can move in well before the snow arrives this winter. Built by Baywest Homes (trusted since 1985), this home delivers quality craftsmanship and peace of mind, backed by a 10-Year Alberta New Home Warranty plus a 1-Year Builder Warranty. Step inside to a welcoming entryway that opens into the heart of the home — an incredible chef-inspired kitchen featuring 42" ceiling-height cabinetry, crown molding, under-cabinet lighting, quartz countertops, a gas range, a built-in microwave, and a stunning chimney hood fan with full-height tile. The stylish two toned island is outfitted with a Silgranit under-mount sink and a smart 4-bin pullout system designed keep the space both beautiful and functional. The wide open floorplan is perfect for entertaining and features a sunny living room and dining room area with oversized windows and sliding glass patio doors leading to the backyard. Two pantry spaces including one in the convenient sized mudroom , and a tucked-away main floor powder room complete the main level. Zoned to allow for a legal suite to be added, additional upgrades include a side entrance, modern railings and 9' basement ceilings, along with rough-ins for a bathroom, kitchen, and laundry in the basement — offering excellent potential for future development. Upstairs, the spacious primary retreat features a walk-in closet and a beautifully appointed ensuite with double sinks and an oversized shower. A bright bonus room, convenient upstairs laundry with added storage, two generously sized secondary bedrooms, and a 4 piece main bath complete the upper level. Located in the growing community of Sawgrass Park, you'll appreciate the

nearby green spaces, wetlands, parks, and future plans for a school and recreation amenities. Set on a quiet street in a fantastic location, this is a must-see home that truly checks all the boxes.

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