

**938 Bayview Heights SW**  
**Airdrie, Alberta**

**MLS # A2147918**



**\$773,900**

<b>Division:</b>	Bayview		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,945 sq.ft.	<b>Age:</b>	2024 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	220 Volt Wiring, Double Garage Attached, In Garage Electric Vehicle Charging		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Cul-De-Sac		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished, Walk-Out To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1-U
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bathroom Rough-in, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Smart Home, Soaking Tub, Walk-In Closet(s)		
<b>Inclusions:</b>	N/A		

This unique custom walkout designed home features 3 bedrooms, 2.5 baths, 9' foundation, gas line to BBQ. Some interior features include, fireplace, railing, modern kitchen with kitchen cabinet uppers to ceiling, stainless steel kitchen appliances, gas line to range, and pot lights in the bonus room. With a double attached front garage and undeveloped basement you will have more than enough room for all your needs. This exquisite custom walkout designed home is on a pie shaped lot. Entering the cul-de-sac enjoy the tranquil water feature to your left. Bayview is known for beautiful, family friendly walking paths to enjoy along the Canals. Many parks for all ages all within walking distance. Photos are representative.