

**1478 Bayview Point SW**  
**Airdrie, Alberta**

**MLS # A2243332**

**\$774,900**



|                  |                        |               |                  |
|------------------|------------------------|---------------|------------------|
| <b>Division:</b> | Bayview                |               |                  |
| <b>Type:</b>     | Residential/House      |               |                  |
| <b>Style:</b>    | 2 Storey               |               |                  |
| <b>Size:</b>     | 2,232 sq.ft.           | <b>Age:</b>   | 2025 (0 yrs old) |
| <b>Beds:</b>     | 4                      | <b>Baths:</b> | 2 full / 1 half  |
| <b>Garage:</b>   | Double Garage Attached |               |                  |
| <b>Lot Size:</b> | 0.08 Acre              |               |                  |
| <b>Lot Feat:</b> | Back Yard              |               |                  |

|                    |                                   |                   |    |
|--------------------|-----------------------------------|-------------------|----|
| <b>Heating:</b>    | Forced Air, Natural Gas           | <b>Water:</b>     | -  |
| <b>Floors:</b>     | Carpet, Ceramic Tile, Vinyl Plank | <b>Sewer:</b>     | -  |
| <b>Roof:</b>       | Asphalt                           | <b>Condo Fee:</b> | -  |
| <b>Basement:</b>   | Full, Unfinished                  | <b>LLD:</b>       | -  |
| <b>Exterior:</b>   | Stone, Vinyl Siding, Wood Frame   | <b>Zoning:</b>    | R2 |
| <b>Foundation:</b> | Poured Concrete                   | <b>Utilities:</b> | -  |

**Features:** Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Stone Counters, Tray Ceiling(s), Walk-In Closet(s)

**Inclusions:** n/a

Discover The Sydney by Calbridge Homes, a 4-bedroom, 2.5-bath two-story home designed for modern living. This thoughtfully crafted home features an open-concept layout with a spacious L-shaped kitchen, complete with a walk-through pantry leading to a convenient mudroom. The great room is the heart of the home, boasting a gas fireplace and expansive windows that flood the space with natural light. An open-to-above staircase with upgraded railing adds elegance and flow to the design. Upstairs, the primary bedroom offers a luxurious retreat with a tray ceiling and a spa-inspired five-piece ensuite, including a soaker tub, stand-alone shower, and double sinks. The upper level also features three additional bedrooms, a versatile bonus room, and a dedicated laundry room. With a double attached garage and thoughtful details throughout, The Sydney is a perfect blend of style and functionality.