

# \$470,000 - 63 Baysprings Terrace Sw, Airdrie

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MLS® #A2226044

**\$470,000**

3 Bedroom, 2.00 Bathroom, 1,686 sqft

Residential on 0.08 Acres

Baysprings, Airdrie, Alberta

MULTIPLE UNITS AVAILABLE WITH VARIOUS LAYOUTS – FIND YOUR PERFECT MATCH! Welcome to 63 Baysprings Terrace, where modern comfort meets timeless style. These brand-new townhomes, crafted by Luxury Custom Builders, offer thoughtfully designed layouts ideal for contemporary living. Step inside to discover a bright, open-concept main floor featuring stylish luxury vinyl plank flooring that flows seamlessly throughout. At the heart of the home is a chef-inspired kitchen, complete with a spacious quartz island, sleek stainless steel appliances, and ample cabinetry—perfect for hosting or everyday family life. A convenient half bath completes this level. Upstairs, you™ll find three generously sized bedrooms, each boasting walk-in closets with custom built-ins. The primary suite comfortably fits a king-size bed and includes a luxurious 5-piece ensuite, featuring a deep soaker tub, dual sinks, and a separate walk-in shower. A full laundry area on this floor adds ease and functionality. The unfinished basement comes with roughed-in plumbing and is ready for your personal touch—ask about available development options. Outside, enjoy a professionally landscaped, west-facing backyard, fully fenced and leading to a double detached garage. This self-managed complex is well cared for by dedicated homeowners, offering low condo fees and a welcoming community atmosphere. Enjoy all-season activities with nearby



waterfront walking paths, paddle-boarding, and winter skating or hockey on the Canals. Families will appreciate the walkable access to parks, playgrounds, Nose Creek School (K-4), as well as nearby shopping, dining, and essential services. Whether you're looking for a family-friendly layout or a more compact design, there's a unit to suit your needs. Don't miss out—schedule your private tour today and explore all available floor plans!

Built in 2025

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2226044      |
| Price          | \$470,000     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,686         |
| Acres          | 0.08          |
| Year Built     | 2025          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 63 Baysprings Terrace Sw |
| Subdivision | Baysprings               |
| City        | Airdrie                  |
| County      | Airdrie                  |
| Province    | Alberta                  |
| Postal Code | T4B0R7                   |

**Amenities**

|                |      |
|----------------|------|
| Amenities      | None |
| Parking Spaces | 2    |

|              |                        |
|--------------|------------------------|
| Parking      | Double Garage Detached |
| # of Garages | 2                      |

### Interior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Interior Features | Built-in Features, High Ceilings, Quartz Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer   |
| Heating           | Forced Air                                                           |
| Cooling           | None                                                                 |
| Basement          | None                                                                 |

### Exterior

|                   |                                            |
|-------------------|--------------------------------------------|
| Exterior Features | Playground                                 |
| Lot Description   | Back Lane, Back Yard                       |
| Roof              | Asphalt Shingle                            |
| Construction      | Composite Siding, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                            |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 18             |
| Zoning         | R2-T           |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|

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