

# \$568,000 - 1117 Bayview Gardens Sw, Airdrie

MLS® #A2238903

**\$568,000**

4 Bedroom, 3.00 Bathroom, 1,836 sqft

Residential on 0.08 Acres

Bayview., Airdrie, Alberta

1117 Bayview Gardens SW, Airdrie â€“  
Move-in-ready, two-year-old 4-bedroom  
detached in the established enclave of  
Bayview Gardens.

Contemporary two-storey floor plan with a  
bright, open-concept main level that  
seamlessly integrates kitchen, dining, and  
living spacesâ€”tailor-made for family life and  
entertaining.

Full suite of stainless-steel appliances, quartz  
counters, and soft-close cabinetry in a kitchen  
that still feels brand-new.

Four well-proportioned bedrooms on the upper  
floor, including a spacious primary with walk-in  
closet and ensuite.

Unfinished basement provides a clean slate for  
a future rec room, gym, or additional  
bedroomsâ€”roughed-in plumbing already in  
place.

Rear-lane access with a parking pad (no  
garage), leaving plenty of yard space for kids,  
pets, or a future detached garage if desired.

Landscaped front and back, with two seasons  
of growth already established, saving you the  
work and cost of new sod.

Meticulously maintained by a single tenant for  
the past two yearsâ€”professionally cleaned



and immediate-possession ready.

Steps to planned canalside pathways, playgrounds, and minutes to schools, grocery, and the growing amenity hub along Yankee Valley Blvd.

Ideal for first-time buyers seeking a nearly new home without the wait, investors looking for turn-key rental potential, or families who value modern design in a quiet, quickly maturing neighbourhood.

Call For a private showing or virtual tour link, please call, text, or email today.

Built in 2023

**Essential Information**

MLS® #	A2238903
Price	\$568,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,836
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	1117 Bayview Gardens Sw
Subdivision	Bayview.
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B5K3

**Amenities**

Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 12th, 2025
Days on Market	50
Zoning	RI-1

### Listing Details

Listing Office	eXp Realty
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