

# \$605,000 - 388 Bayview Way Sw, Airdrie

MLS® #A2241543

**\$605,000**

3 Bedroom, 3.00 Bathroom, 1,830 sqft

Residential on 0.07 Acres

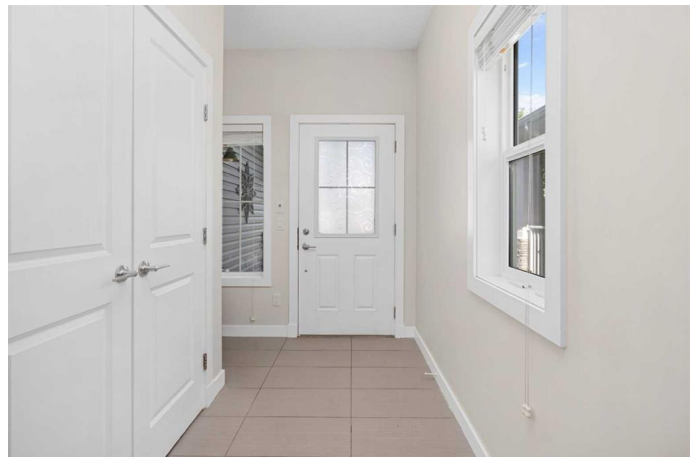
Bayview., Airdrie, Alberta

Welcome to 388 Bayview Way SW \*QUICK POSSESSION AVAILABLE\* â€” the perfect family haven nestled in the heart of the vibrant and highly sought-after Bayview community in Airdrie. This bright and beautifully designed 2-storey home offers an exceptional floor plan with 3 spacious bedrooms, a sun-drenched bonus room, and 2,589 sq ft of total living space (including 1,830 sq ft above grade), making it ideal for growing families seeking space, comfort, and lifestyle.

From the moment you step inside, you'll appreciate the open-concept layout that creates a warm and inviting atmosphere. Large windows flood the home with natural light, highlighting the stylish finishes and thoughtful design. The main floor features a modern kitchen with ample cabinetry and prep space, a cozy dining area, and a welcoming living roomâ€”perfect for both everyday living and entertaining guests.

Upstairs, you'll find a generously sized bonus room, ideal as a kids' play area, media room, or home office. The primary suite is a peaceful retreat complete with an ensuite and walk-in closet, while two additional bedrooms and a full bathroom provide plenty of room for the whole family.

Located just steps from picturesque walking paths, tranquil canals, and green spaces, Bayview is a master-planned community designed with families in mind. You'll enjoy



easy access to nearby schools, parks, playgrounds, shopping, and recreation centres—everything you need is only minutes away. Whether you're walking the dog, riding bikes with the kids, or simply enjoying the friendly, safe neighborhood. Here, boredom doesn't exist Between the community ice rink (2 mins away), hidden canals for summer paddleboarding, 10/10-rated nearby schools, and a park-lined streetscape where kids bike safely, your biggest challenge will be prying the kids away from the fun!

This is more than just a house—it's a place to build memories. If you're looking for a bright, functional, and beautifully located home in one of Airdrie's most family-friendly neighborhoods, 388 Bayview Way SW is ready to welcome you.

Don't miss your opportunity to call this exceptional property your new home. Call your favorite realtor for a showing today!

Built in 2016

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2241543    |
| Price          | \$605,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,830       |
| Acres          | 0.07        |
| Year Built     | 2016        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 388 Bayview Way Sw |
| Subdivision | Bayview.           |
| City        | Airdrie            |
| County      | Airdrie            |
| Province    | Alberta            |
| Postal Code | T4B 4H5            |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### **Interior**

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | See Remarks                                                                                                                                   |
| Appliances        | Dishwasher, Dryer, Electric Cooktop, Freezer, Garage Control(s), Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                                       |
| Cooling           | None                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                           |
| # of Fireplaces   | 1                                                                                                                                             |
| Fireplaces        | Gas Log, Glass Doors, Great Room, Insert, Tile                                                                                                |
| Has Basement      | Yes                                                                                                                                           |
| Basement          | Full, Unfinished                                                                                                                              |

### **Exterior**

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior Features | Dog Run, Private Yard                                                 |
| Lot Description   | Fruit Trees/Shrub(s), Landscaped, Level, Rectangular Lot, See Remarks |
| Roof              | Asphalt Shingle                                                       |
| Construction      | Vinyl Siding                                                          |
| Foundation        | Poured Concrete                                                       |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 11              |
| Zoning         | R1-U            |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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