

**27 Baysprings Terrace SW  
Airdrie, Alberta****MLS # A2254966****\$449,999**

<b>Division:</b>	Baysprings		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,685 sq.ft.	<b>Age:</b>	2025 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.07 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Corner Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 365
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R2-T
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Built-in Features, Closet Organizers, Open Floorplan, Quartz Counters, Walk-In Closet(s)		

**Inclusions:** None

Welcome to CORNER UNIT 27 Baysprings Terrace, where modern comfort meets timeless design. These brand-new townhomes, built by Luxury Custom Builders, offers 1,685 square feet (Builder's Measurements), a range of thoughtfully designed layouts tailored for contemporary living. Step into a bright and open-concept main floor featuring luxury vinyl plank flooring that flows beautifully throughout the space. At the heart of the home is a gourmet kitchen with a large quartz island, sleek stainless steel appliances, and ample cabinetry—ideal for both entertaining and everyday family meals. A convenient half bath completes the main level. Upstairs, you'll find three spacious bedrooms, each with walk-in closets and custom built-in shelving. The primary suite is a true retreat—large enough for a king-size bed and complete with a luxurious 5-piece ensuite, including dual sinks, a deep soaker tub, and a separate walk-in shower. A dedicated laundry area on this floor adds everyday convenience. The unfinished basement comes with roughed-in plumbing and awaits your personal vision—ask about available customization options! Enjoy a west-facing, fully fenced backyard with professional landscaping and access to a double detached garage. Located in a well-maintained, self-managed complex with low condo fees, this community offers a warm and welcoming atmosphere. Take advantage of the nearby waterfront trails, paddle-boarding, and winter skating/hockey on the Canals. Families will love the walkability to parks, playgrounds, Nose Creek School (K&ndash;4), and close proximity to shopping, dining, and essential services. Whether you're seeking a spacious family layout or a more compact design, there's a unit here to match your needs. Note: The Room Dimensions of each unit may vary as the

measurements were taken from the builder blueprints. Book your private tour today and explore the available floor plans! Note: Builder plan attached for reference, Measurements in the listing are not RMS Measurements