



4055 Sawgrass Street Airdrie Alberta

\$654,900

Meet THE BASIL--a stunning 1,872 SQ.FT. home offering 3 BEDROOMS and 2.5 BATHROOMS, situated on a spacious 3,444 SQ.FT. lot with a WEST-facing backyard. Estimated move-in is set for late 2025, giving you plenty of time to plan your next chapter. Built by BAYWEST HOMES, a trusted name since 1985, this home offers solid construction, innovative design, and comes with both a 10-YEAR ALBERTA NEW HOME WARRANTY and a one-year builder warranty for added peace of mind. Step inside to a welcoming entryway and a tucked-away powder room before being wowed by the showstopper kitchen! This chef's dream features 42-inch cabinets extending to the ceiling with crown molding, a built-in microwave, gas range, upgraded appliances, and a chimney hood fan with tilework reaching to the ceiling. Quartz countertops, a Silgranit undermount sink, and an upgraded faucet combine beauty with functionality. You'll also love the 4-bin pullout system for waste, recycling, and compost--no more unsightly garbage cans! A spacious pantry sits across from the island with eat-up bar, and the mudroom provides both extra pantry space and a tucked-away area for your family's coats and shoes. Designed with entertaining in mind, the open-concept great room and dining area feature oversized windows and a sliding glass door overlooking the backyard. Notable upgrades include 9-foot basement ceilings, a side entrance, modern upgraded railings, and energy-efficient triple-pane windows to keep things cozy year-round. Now, let's talk about the primary bedroom--a peaceful retreat featuring a generous walk-in closet and a luxurious en-suite with double sinks and a spacious shower. Upstairs also includes a bonus room, a laundry room with extra storage, two well-sized secondary bedrooms, and a large main bathroom upgraded with dual sinks--no more morning battles between siblings! Ready to make your move? THE BASIL in Sawgras...

Living room 13.00 Ft x 13.17 Ft
Dining room 10.00 Ft x 11.17 Ft
Kitchen 10.83 Ft x 13.75 Ft
2pc Bathroom 5.33 Ft x 6.67 Ft
Primary Bedroom 12.75 Ft x 13.33 Ft

Bonus Room 9.00 Ft x 12.50 Ft
Bedroom 8.83 Ft x 10.00 Ft
Bedroom 8.83 Ft x 10.00 Ft
5pc Bathroom 11.83 Ft x 10.17 Ft
4pc Bathroom 9.17 Ft x 10.75 Ft

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