



THE A-TEAM

RE/MAX FIRST

113 SEAGREEN Manor, Chestermere T1X0E7

MLS@#: A2125737 Area: Rainbow Falls Listing Date: 04/24/24 List Price: \$767,000
Status: Active County: Chestermere Change: -\$2k, 12-Sep Association: Fort McMurray



General Information

Prop Type: Residential Detached City/Town: Chestermere Year Built: 2007 Lot Sz Ar: 5,028 sqft Lot Shape: Access: Low Maintenance Landscape, Square Shaped Lot Park Feat: Double Garage Attached

DOM

210 Layout Beds: 6 (3 3) Baths: 3.5 (3 1) Style: 2 Storey Parking Ttl Park: 4 Garage Sz: 2

Utilities and Features

Roof: Asphalt Shingle Heating: Fireplace(s), Forced Air Sewer: Private Entrance, Storage Ext Feat: Construction: Concrete, Stone, Vinyl Siding Flooring: Carpet, Hardwood, Tile, Wood Water Source: Poured Concrete Kitchen Appl: Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Stove(s), Washer Int Feat: Granite Counters Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like Kitchen, Dining Room, Laundry, Entrance, Balcony, Covered Porch, 5pc Ensuite bath, Family Room, Office, 2pc Ensuite bath, Living Room, Pantry, Bedroom - Primary, Walk-In Closet with their respective levels and dimensions.

<b>4pc Bathroom</b>	<b>Second</b>	<b>8`0" x 4`11"</b>	<b>Walk-In Closet</b>	<b>Second</b>	<b>5`7" x 3`8"</b>
<b>Bedroom</b>	<b>Second</b>	<b>11`10" x 10`11"</b>	<b>Bedroom</b>	<b>Basement</b>	<b>10`7" x 12`0"</b>
<b>Bonus Room</b>	<b>Second</b>	<b>10`9" x 9`5"</b>	<b>Bonus Room</b>	<b>Second</b>	<b>14`1" x 12`2"</b>
<b>Entrance</b>	<b>Basement</b>	<b>6`0" x 8`6"</b>	<b>Family Room</b>	<b>Basement</b>	<b>19`8" x 13`4"</b>
<b>5pc Bathroom</b>	<b>Basement</b>	<b>11`2" x 5`0"</b>	<b>Bedroom</b>	<b>Basement</b>	<b>11`3" x 14`2"</b>
<b>Kitchen With Eating Area</b>	<b>Basement</b>	<b>10`5" x 13`10"</b>	<b>Furnace/Utility Room</b>	<b>Basement</b>	<b>10`4" x 9`5"</b>
<b>Bedroom</b>	<b>Basement</b>	<b>10`3" x 9`6"</b>	<b>Bedroom</b>	<b>Second</b>	<b>10`7" x 12`0"</b>

Legal/Tax/Financial

Title: **Fee Simple**  
 Zoning: **R-1**  
 Legal Desc: **0614738**

Remarks

Pub Rmks: **PRICE REDUCED TO SALE! Executive Gorgeous House! FULL OF UPGRADES. Total 6 bed rooms, 3 bed rooms upstairs, main floor office and 3 bed room in the basement. Master bed room has an spacious Walkin closet spa like. Huge Bonus room and family room upstairs Large family room and forma dining area with another family room downstairs. In the most desirable community of Chestermere, Alberta. This house offers several features & upgrades which include whole main floor hardwood, throughout house huge granite counter tops, blind package, expensive tile, contemporary design kitchen, lots of maple cabinets, upgraded full size stainless steel kitchen aid appliances, fireplace, double attached garage and so much more. Dark hardwood main floor bath, spacious great room with cozy fireplace, gourmet kitchen that offers a pantry, island & nook that has access to the Fenced, landscaped back yard. New full size stainless steel appliances, Fridge, Stove, Microwave, Dishwasher, Washer and Dryer . The upper floor offers upgraded carpet, laundry, 4pc bath, 3 large size bedrooms & the master bedroom offers a full en-suite & walk in closet, shower, and jetted tub. Close to green spaces, parks, shopping, bus stop & easy access to Stoney Trail, Deerfoot, and Downtown. Executive NEW, Large and Bright basement with almost 1100 sq feet of living space with lots of big windows and several upgrades. With everything separate. Two spacious bedrooms and an executive washroom. Top of the line dark maple cabinets, Granite countertops in kitchen and bathroom. Spacious kitchen and bright living room. Upgraded new stainless steel appliances and multi speed duct fan. 02 Large bed rooms with spacious walk-in closets, lights in walk-in closets. Large kitchen area and big windows. Formal living room. Knockdown ceiling. Upgraded lighting package. New appliances including Fridge, Stove and separate Washer and Dryers. Rounded corners, Feature paint, Upgraded carpet. Separate Entrance with a separate door bell, fenced backyard.**

Inclusions: **None**  
 Property Listed By: **SkaiRise Realty**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**

















