



THE
A-TEAM

**RE/MAX
FIRST**

TBD WATERSTONE Way, Chestermere T1X1X1

MLS®#: **A2145678**

Area: **NONE**

Listing Date: **07/16/24**

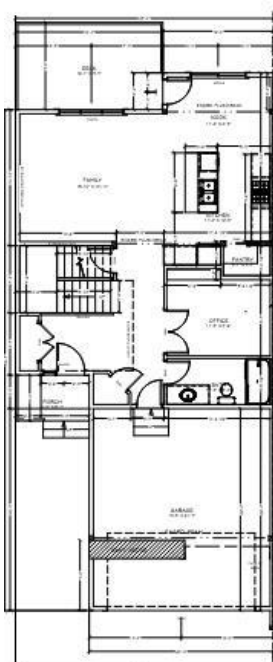
List Price: **\$670,000**

Status: **Active**

County: **Chestermere**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type:

Residential

Sub Type:

Semi Detached (Half Duplex)

City/Town:

Chestermere

Year Built:

2024

Lot Information

Lot Sz Ar:

3,613 sqft

Lot Shape:

Access:

Lot Feat:

Park Feat:

Back Yard,Backs on to Park/Green Space

Double Garage Attached

DOM

158

Layout

Beds:

3 (3)

Baths:

3.0 (3 0)

Style:

2 Storey,Side by Side

Parking

Ttl Park:

4

Garage Sz:

2

Utilities and Features

Roof: **Asphalt Shingle**

Heating: **Forced Air,Natural Gas**

Sewer:

Ext Feat: **Private Yard**

Construction:

Stucco

Flooring:

Vinyl Plank

Water Source:

Fnd/Bsmt:

Poured Concrete

Kitchen Appl:

Dishwasher,Electric Range,Microwave Hood Fan,Refrigerator

Int Feat:

See Remarks

Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Bedroom - Primary	Second	14`1" x 15`0"	Bedroom	Second	11`0" x 9`5"
Bedroom	Second	11`0" x 9`6"	5pc Ensuite bath	Second	
4pc Bathroom	Second		3pc Bathroom	Main	

Legal/Tax/Financial

Title: **Fee Simple**
 Legal Desc: **TBD**

Zoning: **R2**

Remarks

Pub Rmks: **To be built in the community of Waterford Estates. Paramount Homes has 10 duplex lots available with many backing onto a future k-9 school site. These thoughtfully designed homes can accommodate side entry ways to the basement. With 3 beds, bonus Room and 3 full bathrooms these duplexes have plenty of space for a growing family or additional roommates. For more information please contact visit our single family showhome in Waterford Estates which is open Saturday and Sunday 12 - 5 and by appointment weekdays.**

Inclusions: **N/A**
 Property Listed By: **CIR Realty**

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