



THE A-TEAM

RE/MAX FIRST

280 CHELSEA Road #402, Chestermere T1X 0L3

MLS#: A2150022 Area: Chelsea_CH Listing Date: 07/16/24 List Price: \$499,000
Status: Active County: Chestermere Change: -\$10k, 04-Sep Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Row/Townhouse
City/Town: Chestermere
Year Built: 2024
Finished Floor Area: 1,650
Abv Sqft: 1,650
Low Sqft:
Ttl Sqft: 1,650

DOM

62
Layout
Beds: 4 (3 1)
Baths: 2.5 (2 1)
Style: 3 Storey

Access:
Lot Feat: Back Lane, Low Maintenance Landscape
Park Feat: Double Garage Attached, Heated Garage

Parking
Ttl Park: 2
Garage Sz: 2

Utilities and Features

Roof: Asphalt Shingle
Heating: Forced Air
Sewer:
Ext Feat: Balcony, BBQ gas line
Construction: Metal Siding, Vinyl Siding, Wood Frame
Flooring: Carpet, Vinyl, Vinyl Plank
Water Source:
Fnd/Bsmt: Poured Concrete
Kitchen Appl: Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Int Feat: Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like Kitchen, Living Room, Bedroom, and Bathroom with their respective levels and dimensions.

Legal/Tax/Financial

Condo Fee:
\$274

Title:
Fee Simple
Fee Freq:
Monthly

Zoning:
M-G

Legal Desc: **2410988**

Remarks

Pub Rmks: **Welcome to Aberdeen Townhomes by TRUMAN, a new addition to Chestermere. This stunning home features an open floor plan across multiple levels, ideal for family living. The main floor is bright and spacious, with ample natural light streaming through expansive windows. The kitchen showcases brand-new stainless steel appliances and quartz countertops, with ample counter space. The kitchen island doubles as a perfect spot for children to tackle homework or savour delicious breakfast treats. Hosting is effortless with the living and dining areas seamlessly connected, complemented by a sunny balcony for outdoor enjoyment. A convenient powder room enhances the main floor's functionality. Upstairs, the primary bedroom offers a serene retreat with an ensuite bathroom and a generous walk-in closet. Two additional bedrooms and a shared bathroom provide comfortable spaces for children, while a dedicated laundry room adds convenience. The first floor boasts a versatile bedroom suitable for use as an office or yoga studio, alongside a utility room and direct access to the double attached garage. Celebrate family life in the community of Chestermere, offering an ideal environment for raising children. Discover a wealth of educational options, abundant playgrounds, and a sprawling lake perfect for summer swims and winter skating. Access to Stoney Trail ensures effortless trips to Calgary for back-to-school shopping or summer adventures. Discover the perfect home for your family in this amazing community!**

Inclusions: **N/A**
Property Listed By: **RE/MAX House of Real Estate**

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