



THE
A-TEAM

**RE/MAX
FIRST**

465 CHELSEA Key, Chestermere T1X 2V3

MLS®#: **A2156284** Area: **Chelsea_CH** Listing Date: **08/09/24** List Price: **\$589,900**
 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: **2,400 sqft**
 Lot Shape:
 Access:
 Lot Feat: **Back Lane,Corner Lot,Cul-De-Sac**
 Park Feat: **Double Garage Detached**

Finished Floor Area
 Abv Sqft: **1,482**
 Low Sqft:
 Ttl Sqft: **1,482**

DOM

41
Layout
 Beds: **3 (3)**
 Baths: **2.5 (2 1)**
 Style: **2 Storey,Side by Side**
Parking
 Ttl Park: **2**
 Garage Sz: **2**

Utilities and Features

Roof: **Asphalt Shingle**
 Heating: **Forced Air**
 Sewer:
 Ext Feat: **Playground**
 Construction: **Concrete,Stone,Vinyl Siding,Wood Frame**
 Flooring: **Carpet,Ceramic Tile,Vinyl Plank**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**
 Kitchen Appl: **Dishwasher,Dryer,Gas Cooktop,Microwave,Range Hood,Refrigerator,Washer**
 Int Feat: **No Animal Home,No Smoking Home,Quartz Counters,Separate Entrance,Vinyl Windows**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
2pc Bathroom	Main	5`8" x 5`5"	Dining Room	Main	15`1" x 10`9"
Kitchen	Main	12`8" x 12`1"	Living Room	Main	13`4" x 11`3"
3pc Ensuite bath	Upper	5`0" x 9`2"	4pc Bathroom	Upper	8`3" x 5`0"
Bedroom	Upper	9`4" x 12`4"	Bedroom	Upper	9`6" x 12`3"
Bedroom - Primary	Upper	13`10" x 11`8"	Other	Basement	18`2" x 33`8"

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

2311511

Zoning:
R-3

Remarks

Pub Rmks:

Welcome to an exquisite new chapter in the vibrant community of Chelsea. Situated at CORNER LOT, this stunning semi-detached duplex boasts impeccable craftsmanship and attention to detail. With over 1,482 square feet of thoughtfully designed living space, this brand-new home is ready to welcome its first owners. Step into the heart of the home—a beautifully upgraded rear kitchen that combines both style and functionality, containing a gas stove, with a sleek chimney hood fan above, surrounded by ceiling-height cabinetry that provides ample storage. The built-in microwave adds convenience, while the large rear window invites an abundance of natural light, making the space feel warm and inviting. The centrepiece island is perfect for casual dining or gathering with friends and family. The main floor boasts an open-concept living area, ideal for relaxation and entertaining. Quality tiles greet you at the entrance and continue into the mudroom, adding a touch of elegance. A convenient half bath completes this level, ensuring guests are always comfortable. Ascend to the second floor where you'll find three generously sized bedrooms, each designed with comfort in mind. The master suite is a true retreat, featuring a drop ceiling for added sophistication and a private ensuite with a standing shower. The two additional bedrooms offer plenty of space, and the upgraded carpet underfoot adds a luxurious feel. The unfinished basement is a blank canvas, awaiting your personal touch. With two large windows, a side entrance, and plumbing rough-ins for a future suite, this space offers endless possibilities for customization. Positioned just five minutes from the picturesque Chestermere Lake, and with easy access to Calgary in just ten minutes, this home offers the perfect balance of tranquillity and convenience. Quick access to Stoney Trail and other major highways ensures you're never far from where you need to be. The developing 20 X 20 garage promises ample space for parking and storage, completing this perfect package. Schedule a showing today and fall in love with what could be your new home!

Inclusions:

None

Property Listed By:

Century 21 Bravo Realty

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