

## 285 CHELSEA Court #113, Chestermere T1X 2W7

09/11/24 List Price: \$503,600 MLS®#: A2164759 Area: Chelsea CH Listing

Status: **Active** County: Chestermere None Association: Fort McMurray Change:

Date:

**General Information** 

Prop Type: Residential Sub Type: Row/Townhouse City/Town: Chestermere

Year Built: 2025

Lot Information Lot Sz Ar:

Lot Shape:

Access:

Lot Feat: **Back Lane, Level** 

Park Feat: **Single Garage Attached** 

**Utilities and Features** 

Roof: **Asphalt Shingle** Construction:

Heating: Forced Air

Sewer:

Ext Feat: None

Vinyl Siding, Wood Frame

Finished Floor Area

1,141

1.141

Abv Saft:

Low Sqft:

Ttl Sqft:

DOM

<u>Layout</u>

Beds:

Baths:

Style:

<u>Parking</u> Ttl Park:

Garage Sz:

2 (2)

1 1

2.5 (2 1)

3 Storey

8

Flooring:

Carpet, Tile, Vinyl Plank

Water Source: Fnd/Bsmt: **Poured Concrete** 

Kitchen Appl: Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Stone Counters, Walk-In Closet(s) Int Feat:

Utilities:

**Room Information** 

<u>Level</u> Room **Dimensions** Room <u>Level</u> Dimensions **Great Room** Second 12`4" x 13`10" **Dining Room** Second 9`6" x 10`4" Kitchen Second 14`6" x 8`9" 2pc Bathroom Second 0'0" x 0'0" 4pc Ensuite bath **Third** 0'0" x 0'0" 4pc Ensuite bath Third 0'0" x 0'0" **Bedroom** Third 10`6" x 10`6" **Bedroom - Primary** Third 10`4" x 11`0"

Legal/Tax/Financial

Condo Fee: Title: Zoning: \$253 **Fee Simple TBD** 

> Fee Freq: Monthly

Legal Desc: TBD

Remarks

Pub Rmks:

Welcome to Chelsea Court, featuring the "Regent" townhome by Trico Homes, one of Calgary's premier local builders! This thoughtfully designed residence offers 2 bedrooms, 3.5 bathrooms, and over 1,382 square feet of living space. On the entry level, you'll find a versatile flex room with a full bath and an oversized one-car attached garage. The main floor showcases a private front deck with a gas line, facing the green space and walkways. Inside, the open-concept layout is enhanced by 9-foot ceilings and a modern kitchen with gas line, quartz countertops, and stainless-steel appliances—ideal for hosting gatherings. The home also features a rough-in for air conditioning, ensuring comfort throughout the year. Upstairs, the owner's bedroom includes a generous walk-in closet and a private 4-piece ensuite. A secondary bedroom, complete with its own bath and walk-in closet, provides additional comfort. Stacked laundry on the upper floor adds convenience to this stylish home. Photos are representative.

Inclusions: N/A

Property Listed By: **Bode Platform Inc.** 

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



