

285 CHELSEA Court #102, Chestermere T1X 2W7

09/16/24 List Price: **\$472,850** MLS®#: A2166150 Area: Chelsea CH Listing

Status: **Active** County: Chestermere Change: -\$16k, 05-Nov Association: Fort McMurray

Date:

General Information

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

Year Built: 2024 Abv Saft: Lot Information

Low Sqft: Ttl Sqft: Lot Sz Ar:

1,255 Lot Shape:

Finished Floor Area

1,255

DOM

<u>Layout</u>

Beds:

Baths:

Style:

<u>Parking</u> Ttl Park:

Garage Sz:

2 (2)

2 2

2.5 (2 1)

3 Storey

65

Access:

Lot Feat: Landscaped,Level Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle** Construction:

Forced Air. Natural Gas Vinyl Siding, Wood Frame Heating: Flooring:

Sewer:

Ext Feat: Balcony **Carpet, Vinyl Plank** Water Source: Fnd/Bsmt: **Poured Concrete**

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

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 11`0" x 10`4"

Legal/Tax/Financial

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

Fee Freq: Monthly

Legal Desc: TBD

Pub Rmks:

Remarks

Welcome to Chelsea Court, where you'll discover the "Regent" townhome by Trico Homes, a standout among Calgary's premier local builders. This beautifully designed residence offers 2 bedrooms, 2.5 bathrooms, and over 1,179 square feet of thoughtfully planned living space. The main floor features a private front deck with a gas line, providing a serene view of green spaces and walkways. Inside, the open-concept design is accentuated by 9-foot ceilings, and the modern kitchen is equipped with a gas line, quartz countertops, and semi-built-in stainless-steel appliances—ideal for both everyday living and entertaining. Additionally, the home includes a rough-in for air conditioning, ensuring year-round comfort. Upstairs, the owner's bedroom boasts a spacious walk-in closet and a private 4-piece ensuite. 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







