



THE
A-TEAM

**RE/MAX
FIRST**

137 WEST CREEK Glen, Chestermere T1X 1P8

MLS®#: **A2182037**

Area: **West Creek**

Listing Date: **12/05/24**

List Price: **\$650,000**

Status: **Pending**

County: **Chestermere**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Chestermere**
Year Built: **2003**
Lot Information
Lot Sz Ar: **5,338 sqft**
Lot Shape:

Finished Floor Area
Abv Sqft: **1,774**
Low Sqft:
Ttl Sqft: **1,774**

DOM

16
Layout
Beds: **5 (3 2)**
Baths: **3.5 (3 1)**
Style: **2 Storey**

Parking

Ttl Park: **4**
Garage Sz: **2**

Access:
Lot Feat: **Back Yard,Private**
Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Forced Air**
Sewer:
Ext Feat: **Private Entrance**

Construction: **Stone,Vinyl Siding,Wood Frame**
Flooring: **Carpet,Laminate,Vinyl**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Central Air Conditioner,Dishwasher,Dryer,Electric Range,Garage Control(s),Microwave Hood Fan,Refrigerator,Washer,Window Coverings**
Int Feat: **Granite Counters,Kitchen Island,No Smoking Home,Open Floorplan,Pantry,Soaking Tub,Walk-In Closet(s)**
Utilities:

Room Information

Room	Level	Dimensions
Entrance	Main	5`4" x 8`6"
Dining Room	Main	8`3" x 15`2"
Laundry	Main	5`3" x 9`10"
Bedroom	Upper	11`5" x 11`7"
Bedroom	Basement	11`0" x 11`10"
Family Room	Basement	11`9" x 14`4"
2pc Bathroom	Main	4`11" x 5`9"

Room	Level	Dimensions
Kitchen	Main	9`5" x 12`7"
Living Room	Main	15`3" x 15`10"
Bedroom - Primary	Upper	11`10" x 16`5"
Bedroom	Upper	9`9" x 11`2"
Bedroom	Basement	9`6" x 10`10"
Furnace/Utility Room	Basement	7`0" x 7`0"
4pc Bathroom	Upper	4`11" x 8`0"

4pc Ensuite bath

Upper

9`8" x 10`1"

4pc Bathroom
Legal/Tax/Financial

Basement

6`0" x 7`0"

Title:
Fee Simple
Legal Desc:

0214334

Zoning:
R-1

Remarks

Pub Rmks: **Welcome to the lake community of Chestermere. This gorgeous 5 bedroom, 3.5 bathroom home has it all. As you approach your new home you a greeted with beautiful curb appeal and a quaint front porch, perfect for morning coffee or tea. Walking in you will notice laminate flooring throughout the home starting with your formal dining room before entering your open concept kitchen and living room. Stainless steel appliances, granite counter tops, and tons of storage cupboards and drawers line your kitchen which is open to your large living room featuring a lovely gas fireplace. This space is amazing for entertaining guests and family over the holidays or just quite dinners at home. Your laundry room and 2 piece bathroom finish the main level before heading upstairs. The upper level includes 2 large bedrooms, a 4 piece bathroom, and a large primary bedroom featuring a walk in closet and 4 piece ensuite bathroom. The basement is fully finished with an entertainment room cornered with another gas fireplace, 2 additional large bedrooms, and 4 piece bathroom. The west facing backyard includes a large deck, space for entertaining and a garden shed. This community is truly special and has great schools, gorgeous ponds and walking paths steps away from this home, shopping, and one of the largest lakes in an Alberta community including a large beach area. Do not miss your chance to own this great property in an upscale lake community that offers everything you could want for you and your family!**

Inclusions:
Property Listed By: **None**
eXp Realty

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











