



THE
A-TEAM

**RE/MAX
FIRST**

40 CHELSEA Cape, Chestermere T1X 1Z4

MLS®#: **A2195852** Area: **Chelsea_CH** Listing **02/21/25** List Price: **\$699,900**
 Status: **Active** County: **Chestermere** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Chestermere** Finished Floor Area
 Year Built: **2020** Abv Sqft: **1,526**
 Lot Information Low Sqft:
 Lot Sz Ar: **3,570 sqft** Ttl Sqft: **1,526**
 Lot Shape:

DOM

1
Layout
 Beds: **4 (3 1)**
 Baths: **3.5 (3 1)**
 Style: **2 Storey**

Parking

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

Access:
 Lot Feat: **Back Lane,Level,Rectangular Lot**
 Park Feat: **Double Garage Detached**

Utilities and Features

Roof: **Asphalt Shingle** Construction:
 Heating: **Forced Air,Natural Gas** **Stone,Vinyl Siding,Wood Frame**
 Sewer: Flooring:
 Ext Feat: **None** **Carpet,Tile,Vinyl Plank**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**
 Kitchen Appl: **Dishwasher,Dryer,Gas Stove,Microwave,Range Hood,Refrigerator,Washer,Window Coverings**
 Int Feat: **Breakfast Bar,Closet Organizers,Double Vanity,Kitchen Island,Open Floorplan,Pantry,Soaking Tub,Storage,Walk-In Closet(s),Wet Bar**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
2pc Bathroom	Main	4`7" x 4`11"	Dining Room	Main	14`11" x 10`6"
Kitchen	Main	13`0" x 12`9"	Living Room	Main	14`10" x 12`9"
4pc Bathroom	Second	7`10" x 4`11"	5pc Ensuite bath	Second	9`0" x 12`3"
Bedroom	Second	9`4" x 10`11"	Bedroom	Second	9`4" x 10`10"
Bedroom - Primary	Second	11`6" x 12`4"	4pc Bathroom	Basement	8`10" x 4`11"
Bedroom	Basement	12`3" x 10`10"	Game Room	Basement	12`7" x 17`11"
Storage	Basement	5`0" x 7`8"	Furnace/Utility Room	Basement	6`1" x 7`7"

Title:
Fee Simple
 Legal Desc:

Zoning:
RC-1

2010045

Remarks

Pub Rmks: **Welcome to 40 Chelsea Cape. Step inside this stunning home and be greeted by an inviting open-concept floor plan that seamlessly blends style and functionality. The main floor showcases 9-foot ceilings and elegant luxury vinyl plank flooring throughout. The spacious living and dining rooms create the perfect space for both relaxation and entertaining. At the heart of the home, you'll find a modern chef's kitchen featuring a spacious rear layout with a large island adorned with quartz countertops, a full stainless steel appliance package, including a gas stove and fridge with water and ice dispenser. The light fixtures add a touch of sophistication, while the ample cabinetry ensures plenty of storage. A convenient 2-piece bathroom completes the main floor. On the upper level, you'll find a stunning primary suite featuring a custom accent wall, a spacious walk-in closet, and an expansive 5-piece ensuite. This spa-like retreat includes dual vanities with quartz countertops, a luxurious standalone tub, a separate glass-enclosed shower, and even a private water closet with its own door - all designed for comfort and privacy. Two additional well-sized bedrooms, a full bathroom, and a conveniently located laundry room complete the upper floor. The fully developed basement is thoughtfully designed and offers even more living space. Enjoy a cozy recreation/family room, complete with a wet bar. A spacious fourth bedroom, a full bathroom with heated floors for added comfort, and an extra bonus - separate laundry hookups, perfect if you want a secondary laundry option or to create a future suite. The home also comes equipped with a double detached garage, featuring upgraded 50-amp wiring, ready for EV charging - a modern must-have!**

Inclusions:
 Property Listed By: **N/A**
RE/MAX First

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









