



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**111 Sandpiper Park
Chestermere, Alberta**

MLS # A2241791



\$868,800

Division:	Kinniburgh South		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,885 sq.ft.	Age:	2022 (3 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Triple Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Full, Unfinished	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, Open Floorplan, Separate Entrance, Walk-In Closet(s)		
Inclusions:	N/A		

4 BED (2 MASTER BEDROOMS) - 4 BATH - TRIPLE GARAGE Offering close to 2900 SQ FT of luxurious living space with 4 BEDROOMS, 4 BATHS and OVERSIZED Attached Triple Garage! Entering the main floor, you will find a 2PC BATH, FLEX ROOM, LIVING AREA with FIREPLACE, Gourmet Kitchen equipped with a Spacious Pantry and Kitchen Island with Flush Bar as well as a dining room with access to your gorgeous deck. The Open Floorplan Concept is really accentuated between the family room, dining and kitchen; making this a GREAT FAMILY SPACE! The upper level offers a bonus room, Jack and Jill washroom and 4 bedrooms, 2 of which are MASTER with their own W.I.C and ENSUITE! The laundry feature is conveniently located on the upper level. 3 out of 4 bedrooms have direct access to BATH! This home has easy access to schools, shopping and Chestermere Lake! GREAT VALUE!