



GRASSROOTS
REALTY GROUP

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**276 Oakmere Close
Chestermere, Alberta**

MLS # A2246943



\$698,800

Division:	Westmere		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,038 sq.ft.	Age:	2003 (22 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, City Lot, Cul-De-Sac, Front Yard, Garden, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Central Vacuum, French Door, Sump Pump(s), Vinyl Windows		

Inclusions: None

Beautiful home...! Fantastic Value...! From the moment you walk in the foyer past the double french door Den / Office you are greeted by the bright Formal Living Room across from the Wonderful Open Concept Kitchen with Quartz counter tops connected to your Sunbathed Breakfast Nook. Completing the main floor is a conveniently located Laundry Room and Powder Room. Upstairs this home offers an Exceptional Primary Bedroom with vaulted ceilings and a well laid out 4 pc bath and walk in closet. Completing the upper floor are two spacious bedrooms, 3 piece bathroom and a Large and Bright Bonus Room overlooking your South Backing Massive Backyard with a maintenance free Deck connected to a Hot Tub, Stamped Concrete Fire Pit surround, Dog Run and Garden. The Garage is fully finished and Heated. The home is equipped with Air Conditioning and underground Sprinkler System. 10min walk to beach and lake. This home is Perfect and Move In Ready, Come enjoy!