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## 280 Chelsea Road Chestermere, Alberta

MLS # A2266417



\$480,000

| Division: | Chelsea_CH                            |        |                  |  |  |
|-----------|---------------------------------------|--------|------------------|--|--|
| Type:     | Residential/Four Plex                 |        |                  |  |  |
| Style:    | 3 (or more) Storey                    |        |                  |  |  |
| Size:     | 1,730 sq.ft.                          | Age:   | 2024 (1 yrs old) |  |  |
| Beds:     | 4                                     | Baths: | 1                |  |  |
| Garage:   | Double Garage Attached, Heated Garage |        |                  |  |  |
| Lot Size: | -                                     |        |                  |  |  |
| Lot Feat: | Zero Lot Line                         |        |                  |  |  |
|           |                                       |        |                  |  |  |

| Floors:Carpet, Tile, Vinyl PlankSewer:-Roof:Asphalt ShingleCondo Fee:\$ 280Basement:NoneLLD:-Exterior:Brick, Composite SidingZoning:M-GFoundation:Poured ConcreteUtilities:- | Heating:    | Forced Air                | Water:     | -      |
|--|-------------|---------------------------|------------|--------|
| Basement: None LLD: - Exterior: Brick, Composite Siding Zoning: M-G  | Floors:     | Carpet, Tile, Vinyl Plank | Sewer:     | -      |
| Exterior: Brick, Composite Siding Zoning: M-G  | Roof:       | Asphalt Shingle           | Condo Fee: | \$ 280 |
|  | Basement:   | None                      | LLD:       | -      |
| Foundation: Poured Concrete Utilities: -   | Exterior:   | Brick, Composite Siding   | Zoning:    | M-G    |
|  | Foundation: | Poured Concrete           | Utilities: | -      |

Features: Breakfast Bar, Open Floorplan, Quartz Counters

Inclusions: n/a

Discover Aberdeen Homes in Chestermere — where modern living meets smart investment. This 4-bedroom, 2.5-bath townhouse condo offers the perfect blend of space, comfort, and style. Built in 2024, it features quartz countertops, sleek finishes, and a heated garage—ideal for Alberta winters. Every detail reflects quality craftsmanship and modern design for a low-maintenance, high-comfort lifestyle. Located minutes from East Hills Shopping Centre and with Stoney Trail nearby, you're connected to everything—downtown Calgary, major retail, schools, and lakeside recreation. Whether you're a homebuyer seeking contemporary convenience or an investor looking for long-term value in a growing community, Aberdeen Homes stands out as Chestermere's best townhouse opportunity—modern, accessible, and built for lasting value.