



GRASSROOTS
REALTY GROUP

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

**126 Waterstone Way
Chestermere, Alberta**

MLS # A2269077



\$649,900

Division:	Waterford Estates		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,890 sq.ft.	Age:	2025 (1 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Corner Lot		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stone, Stucco, Wood Frame	Zoning:	R-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Chandelier, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Welcome to Waterford Estates, one of Chestermere's most desirable new communities. Built by Paramount Homes, this brand new duplex showcases modern design, elegant finishes, and a functional layout perfect for families. The open concept main floor features a bright living area with a contemporary fireplace, a stunning kitchen with quartz countertops and walk-in pantry, and a full bathroom with a versatile main floor office. Upstairs offers a spacious bonus room, convenient laundry, and three comfortable bedrooms including a luxurious primary suite with a spa-inspired ensuite and walk-in closet. The undeveloped basement with a separate side entry provides incredible potential for future development. Complete with a double attached garage and located close to parks, schools, shopping, and beautiful Chestermere Lake.