



**1045 West Lakeview Drive
Chestermere, Alberta**

MLS # A2298127



\$539,900

Division:	Chelsea_CH		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,645 sq.ft.	Age:	2023 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Off Street, Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home		

Inclusions: NA

Amazingly bright & newer family house located in Chelsea, the new community of beautiful lake city of Chestermere. Property is selling at very competitible price for new and young families. Two storey, each level is spacious, full of natrual light welcomes you to this home sweet home. This duplex property comes with big windows, modern & open Floor PLan and high ceiling. Close to all amenities, big stores, malls and stoney trail to access the whole city within minutes. Main level offers huge living room, 9 feet ceiling, big and bright kitchen with stainless steel appliances. Double door refrigerator with ice maker. Flat coot top electric stove. Microwave hood fan. Not to mention, big central kithcen island for all your cooking and eatery needs. Adding to bright living room and kithcen, there is open and big Dining room linked with rear mud room, which opens into the backyard. Backyard has a concrete pad for your future double garage parking. Going upstaris, you wil find total of 3 big bedrooms and a bonus room for your extra family room activites. Primary bedroom with en-suite full Washroom and a walking closet. Other 2 bedrooms and of very good size with theri own closets. Apart from Bonus room, Laundry room is conviniently located on the upper level. Huge open unfinished basement with side separate entry and 2 big windows provides an opportunity to develop according to your own needs. House is 2023 built and builder structural warranty is still in place for couple of years or so. Please call to book your private showing. Thanks for visiting in advance.