

237 Chelsea Court  
Chestermere, Alberta

MLS # A2249215



\$649,500

Division:	Chelsea_CH		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	2,100 sq.ft.	Age:	2024 (1 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	French Door, Kitchen Island, Open Floorplan, Separate Entrance, Smart Home, Tankless Hot Water, Walk-In Closet(s)		

Inclusions: N/A

Discover the Caspian &ndash; this home showcases on-trend, designer-curated interior selections tailored for a home that feels personalized to you. This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing that may be eligible for up to 25% mortgage insurance savings, plus an electric car charger rough-in, it&rsquo;s designed for sustainable, future-forward living. Featuring a full package of smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switches&mdash;all seamlessly controlled via an Amazon Alexa touchscreen hub. This home features stainless steel appliances, gas range, chimney hood fan, and a fridge with water & ice dispenser. Enjoy the walk-in pantry, rear wood deck with BBQ gas line RI, and a private side entrance. The main floor flex room and full bath with a fiberglass shower and barn door add versatility. The 3-piece ensuite offers a fully tiled walk-in shower. Highlights include LVP flooring, paint-grade railing with iron spindles, an electric fireplace with tiled wall and extended bedrooms. Photos are representative.