

# \$669,900 - 853 West Lakeview Drive, Chestermere

MLS® #A2201213

**\$669,900**

3 Bedroom, 3.00 Bathroom, 1,760 sqft  
Residential on 0.08 Acres

Chelsea\_CH, Chestermere, Alberta

\*\*\* OPEN HOUSE SATURDAY APRIL 12, 2025 , 1 pm - 3 pm \*\*\* RARE FIND - LOTS OF UPGRADES - GREAT HOME. Welcome to 853 West Lakeview Drive in Chestermere!

This newer 1,760 sqft home features 9-foot ceilings on the main floor/basement, AC and a range of upgrades. When the sellers built with the builder, they had a choice to go for a cheaper version or the more premium version, the sellers chose the premium version so you're getting a lot more with this home. Enjoy modern elegance with vinyl plank floors, feature walls, and upgraded lighting throughout. The gourmet kitchen boasts top-of-the-line appliances, quartz countertops, upgrades ceiling-height cabinets with LED under-glow, and a spacious island. The adjacent dining area and cozy living room with a upgraded gas fireplace are perfect for gatherings. The home offers 3 bedrooms, 2.5 baths, and a luxurious primary suite with an en-suite and a walk-in closet. There have been many nights where the sellers have enjoyed the northern lights from their bedroom or can view the mountains. The upper floor also includes a convenient laundry room. Outdoors, you'll find a fully landscaped yard with a front EXPANDED verandah and a back deck, plus a newer double detached garage. The unfinished basement, with 9-foot ceilings, is ready for any renovation projects in kind. Chelsea offers a two connected pathway system which connect between all community amenities such as the three storm ponds /



natural wetland ECO park, three parks + school, future commercial development and more! Located just 8 minutes from Costco, near Chestermere Shopping Center, this home offers easy access to local amenities, Chestermere Lake, Golf course, Middle School, Chestermere High School, and major roadways like Highway 1 and the TransCanada Highway. These areas have become very popular due to the development plans, short distance to Calgary and it's simply a great neighborhood. Don't miss out—schedule your viewing today with your favorite Realtor!

Built in 2020

### Essential Information

MLS® #	A2201213
Price	\$669,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,760
Acres	0.08
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	853 West Lakeview Drive
Subdivision	Chelsea_CH
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 1Z5

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, No Smoking Home, Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 11th, 2025
Days on Market	43
Zoning	R-1PRL

### **Listing Details**

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.