

**260 Stonemere Place
Chestermere, Alberta**

MLS # A2218608



\$389,000

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|------------------|-------------------------------------|---------------|-------------------|
| Division: | Westmere | | |
| Type: | Residential/Other | | |
| Style: | 2 Storey | | |
| Size: | 1,124 sq.ft. | Age: | 2002 (23 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Stall | | |
| Lot Size: | - | | |
| Lot Feat: | Cul-De-Sac, Landscaped, See Remarks | | |

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|--------------------|------------------------------------|-------------------|--------|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Laminate | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | \$ 396 |
| Basement: | Full, Partially Finished | LLD: | - |
| Exterior: | Concrete, Vinyl Siding, Wood Frame | Zoning: | DC |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Kitchen Island, No Smoking Home | | |

Inclusions: None

This well-positioned unit in a fantastic complex offers both comfort and convenience. It features three bedrooms and 2.5 bathrooms and is bright, clean, and well-maintained. The kitchen boasts white cabinetry, a spacious island, and a generous pantry. On the main floor, you'll find a large living room, a dining area with updated laminate flooring, a powder room, and a sunlit kitchen with ample windows. The sizable primary bedroom upstairs includes double closets, two additional bedrooms, and a 4-piece bathroom. The partially finished basement provides extra living space, including a large recreation room, laundry facilities, and a 3-piece bathroom. Adding to its appeal, this unit comes with two assigned parking stalls right in front. Enjoy a front porch and private backyard. Located just a short walk from schools, shopping, and Chestermere Lake, it perfectly combines accessibility with charm!