

# \$1,229,000 - 1001 Waterford Drive Se, Chestermere

MLS® #A2198243

**\$1,229,000**

8 Bedroom, 6.00 Bathroom, 3,162 sqft

Residential on 0.13 Acres

NONE, Chestermere, Alberta

Stunning 8-Bed, 6-Bath Triple Car Garage Home with finished Basement – Over 4500 Sq. Ft. of Living Space

Located on a 56-ft wide lot, this luxurious home offers 4,500+ sq. ft. of total living space, with 3,150 sq. ft. on the upper floor and over 1,300 sq. ft. in the fully finished basement. With 8 bedrooms, 6 bathrooms, and high-end finishes throughout, this home is designed for comfort, style, and convenience.

Main Floor:

**Grand Entrance:** Step into a bright and airy front foyer with an open-to-above area that creates an impressive first impression.

**Primary and Secondary Living Areas:** 9-ft high ceilings, an electric fireplace with a tiled wall and mantle in the primary living area.

**Gourmet Kitchen:** A spacious kitchen equipped with an oversized refrigerator, electric cooktop, and built-in appliances. In addition, there's a separate Spice Kitchen with a gas stove for added functionality.

**Elegant Finishes:** The main floor and upper level feature luxury vinyl plank (LVP) flooring and beautiful spindle railings.

Upper Floor:

**Bonus Room:** A versatile bonus room that can be used as an additional living space or home office.

**Master Suites:** Two master bedrooms, each with its own ensuite (one 5-piece and one 3-piece).



Secondary Bedrooms: Two more spacious bedrooms share a bathroom, and there is a convenient laundry room with upgraded appliances and extra storage space.

Lower Level (Finished Basement):

Separate Entrance: The basement is fully finished and has a separate entrance, offering rental income potential.

Layout: The basement is designed with two distinct sections:

Left Side: A master suite with an attached washroom, perfect for privacy.

Right Side: Two bedrooms, a kitchen, living area, and a full washroom. Currently rented for \$1,400/month, with a potential rental income of up to \$2,000/month.

Additional Features:

Stucco Exterior: Low maintenance and modern curb appeal.

Location: Prime location just 5 minutes from Chestermere Lake, close to schools, shopping, and other amenities.

This home offers a rare combination of luxurious living and income-generating potential.

Don't miss the opportunity to view this stunning property—contact us today to schedule a showing!

Built in 2024

### Essential Information

MLS® #	A2198243
Price	\$1,229,000
Bedrooms	8
Bathrooms	6.00
Full Baths	6
Square Footage	3,162
Acres	0.13
Year Built	2024
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	1001 Waterford Drive Se
Subdivision	NONE
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X2T7

### **Amenities**

Parking Spaces	3
Parking	Driveway, Front Drive, Titled, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Storage, Walk-In Closet(s), Crown Molding
Appliances	Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Dishwasher, Dryer, Electric Cooktop, Electric Stove, Refrigerator, Washer, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### **Exterior**

Exterior Features	BBQ gas line, Private Entrance
Lot Description	Corner Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame, Aluminum Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed February 28th, 2025

Days on Market 35

Zoning R1

## Listing Details

Listing Office eXp Realty

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