

# \$709,000 - 234 Chelsea Heath, Chestermere

MLS® #A2209078

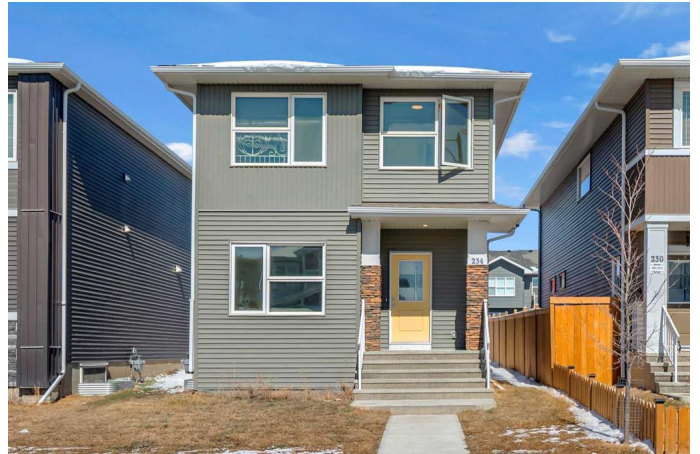
**\$709,000**

7 Bedroom, 4.00 Bathroom, 1,793 sqft  
Residential on 0.08 Acres

Chelsea\_CH, Chestermere, Alberta

6 BEDROOMS | 2 BEDROOM ILLEGAL SUITE | 3.5 BATHROOMS | SEPARATE LAUNDRY UPSTAIRS AND BASEMENT | SIDE ENTRANCE FOR BASEMENT | 20 X 20 CONCRETE PAD | This beautifully designed, open-concept home is located in the highly desirable Chelsea community of Chestermere, offering a perfect blend of modern living and convenient access to amenities. As you step into the main floor, you'll be greeted by 9-foot knockdown ceilings that create an airy, spacious atmosphere. A versatile bedroom/den space provides the perfect opportunity for a home office or can easily be used as an additional bedroom, depending on your needs. The kitchen is a chef's dream, featuring stainless steel appliances, including a sleek chimney hood fan and a built-in microwave, ensuring a seamless cooking experience. The stunning quartz countertops, paired with undermount sinks, are present throughout the home, adding both elegance and functionality.

Vinyl plank flooring flows seamlessly through the main floor, laundry room, and bathrooms, offering durability and easy maintenance. As you ascend the upgraded wrought iron railing, you'll find the primary bedroom, a true retreat, complete with a luxurious 4-piece ensuite that boasts dual sinks and a beautifully tiled shower. The upper level also features three spacious bedrooms, perfect for family or guests, as well as a large bonus room ideal for



additional living or play space.

The fully finished basement is a fantastic addition, offering an illegal suite with 2 bedrooms, a separate laundry area, and a side entrance for added privacy and convenience. This space is perfect for extended family, guests, or as a potential rental income opportunity. Outside, the 20x20 concrete pad is ready for future garage development, allowing you to customize the outdoor space to your liking.

Location is key, and this home certainly delivers. Situated in the Chelsea community, you're just a 5-minute drive from all the amenities you could need, including Costco, Walmart, a movie theater, and a variety of shopping options. Enjoy easy access to Chestermere Lake, just a 5-minute drive away, perfect for outdoor activities and relaxation. Plus, with a quick 5-minute drive to Stoney Trail, commuting to Calgary or beyond is a breeze. Whether you're looking for a comfortable family home or a place to entertain, this home in Chelsea Chestermere offers everything you need and more.

**\*\*UPSTAIRS RENTED FOR \$2400 + 60% UTILITIES (MONTH TO MONTH) BASEMENT RENTED FOR \$1250 + 40% UTILITIES (UNTIL JUNE) \*\***

Built in 2022

**Essential Information**

MLS® #	A2209078
Price	\$709,000
Bedrooms	7
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,793

Acres	0.08
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	234 Chelsea Heath
Subdivision	Chelsea_CH
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2N5

### Amenities

Parking Spaces	2
Parking	Off Street

### Interior

Interior Features	Kitchen Island, No Smoking Home, Quartz Counters, Separate Entrance
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	ENERGY STAR Qualified Equipment
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

### Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 6th, 2025
Days on Market	15
Zoning	R-1PRL

### Listing Details

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.