

\$400,000 - 24, 300 Marina Drive, Chestermere

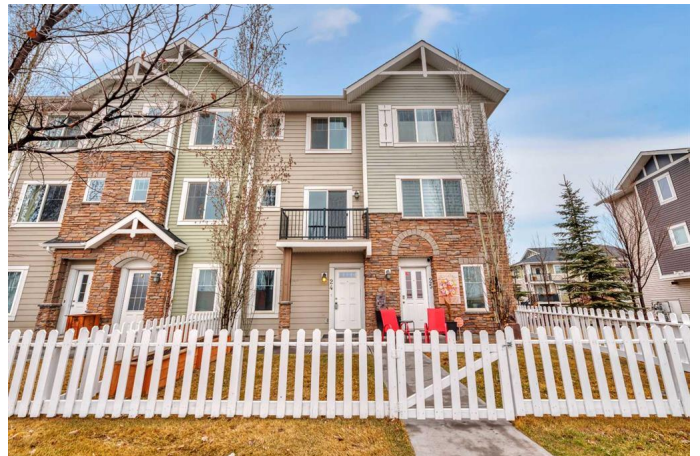
MLS® #A2208257

\$400,000

2 Bedroom, 3.00 Bathroom, 1,351 sqft
Residential on 0.00 Acres

Westmere, Chestermere, Alberta

*** OPEN HOUSE SUNDAY, APRIL 13 from 2:00-4:00PM *** WOW! Welcome to #24, 300 Marina Drive - in the sought-after "Chestermere Station" complex! This stunning townhouse offers a perfect blend of modern living and convenience, featuring 2 spacious bedrooms + den, and 2.5 bathrooms in over 1,350 square feet of living space. Designed with an open-concept floorplan, the home boasts laminate and carpet flooring, granite countertops throughout (kitchen and bathrooms), and stainless steel appliances (including a fridge with water/ice functionality, and a newer dishwasher). Enjoy the luxury of two private balconies, a fenced front yard, an oversized single attached garage and a full-length driveway. Recent upgrades include some carpeting, kitchen faucet, and smoke/CO detectors. With a southeast front exposure and northwest rear exposure, this home is filled with natural light throughout the day! Ideally located walking distance to Chestermere Lake and a wealth of local amenities. Don't miss out on this exceptional opportunity - call now to schedule a viewing!



Built in 2012

Essential Information

| | |
|----------|-----------|
| MLS® # | A2208257 |
| Price | \$400,000 |
| Bedrooms | 2 |

| | |
|----------------|---------------|
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,351 |
| Acres | 0.00 |
| Year Built | 2012 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 3 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 24, 300 Marina Drive |
| Subdivision | Westmere |
| City | Chestermere |
| County | Chestermere |
| Province | Alberta |
| Postal Code | T1X 0P6 |

Amenities

| | |
|----------------|--|
| Amenities | Other, Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 2 |
| Parking | Concrete Driveway, Covered, Driveway, Enclosed, Garage Door Opener, Garage Faces Rear, Insulated, Oversized, Parking Pad, Rear Drive, Secured, See Remarks, Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Granite Counters, Kitchen Island, Open Floorplan, See Remarks, Separate Entrance, Stone Counters, Storage, Vinyl Windows |
| Appliances | Dishwasher, Electric Oven, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating | Central, Forced Air |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Private Entrance, Private Yard |
| Lot Description | Front Yard, Landscaped, Lawn, Level, Rectangular Lot, See Remarks |

| | |
|--------------|-----------------|
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Slab |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 3rd, 2025 |
| Days on Market | 8 |
| Zoning | R-1 |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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.