

# \$849,900 - 245 Sandpiper Crescent, Chestermere

MLS® #A2185551

**\$849,900**

4 Bedroom, 3.00 Bathroom, 2,472 sqft  
Residential on 0.12 Acres

Kinniburgh, Chestermere, Alberta

Welcome to 245 Sandpiper Cres! Built by quality builder, STERLING HOMES, be prepared to be amazed! This four bedroom two storey is the home you have been waiting to come on the market! Picture perfect, the property backs onto a walking pathway, canal and tree farm, there are no homes behind! Beautiful and serene! Deer and other wildlife can frequently be seen flourishing along the canal and amidst the trees, a testament to nature's beauty! This home is impeccable and move in ready! With a spacious and open floor plan, your new home boasts a main floor den, a large living room with a gas fireplace along with large windows to let the natural light stream through! There is a beautiful kitchen with a massive island with quartz countertops! The chef in the house will love the gas cook top, the built in oven, the built in microwave and walk thru pantry! Working from home? There is also a main floor den / flex room! The upper level features four good sized bedrooms, one of the secondary bedrooms has a walk in closet! There is a spacious bonus room, perfect for the family to enjoy movie night along with a convenient laundry room! The main bath on this level has dual sinks, great for a busy family! The primary bedroom offers plenty of room for your furniture and will fit a king bed! There is a large walk in closet and a beautifully upgraded spa like ensuite complete with dual sinks, soaker tub and a separate shower! The basement is ready to be finished to your own requirements!



The yard is fully landscaped and fenced and is truly an amazing feature of this home! This property is within walking distance to the lake and Canal along with a short distance to East Lake School and all of the amenities Kinniburgh offers! Call to schedule your appointment, your new home is waiting!

Built in 2022

### **Essential Information**

MLS® #	A2185551
Price	\$849,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,472
Acres	0.12
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	245 Sandpiper Crescent
Subdivision	Kinniburgh
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 0Y4

### **Amenities**

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Built-in Features, Closet Organizers, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Pantry
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Central, Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	BBQ gas line, Private Yard
Lot Description	Front Yard, Landscaped, Lawn, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	January 10th, 2025
Days on Market	87
Zoning	R1

## Listing Details

Listing Office	Stonemere Real Estate Solutions
----------------	---------------------------------

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.