



GRASSROOTS

REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

**82 Waterford Crescent
Chestermere, Alberta**

MLS # A2302004



\$999,900

Division:	Waterford		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,909 sq.ft.	Age:	2025 (1 yrs old)
Beds:	5	Baths:	3
Garage:	Triple Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Private		

Heating:	Central	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stucco, Wood Frame	Zoning:	RC-1
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Separate Entrance, Walk-In Closet(s)		

Inclusions: N/A

Welcome to this exceptional home in the sought-after community of Waterford in Chestermere, thoughtfully designed and loaded with upgrades to offer the perfect blend of luxury, comfort, and functionality for modern family living. The bright open-concept main floor features a spacious living and dining area filled with natural light, along with a convenient bedroom and full bathroom—ideal for guests, extended family, or a home office. The chef-inspired kitchen is the heart of the home, complete with built-in appliances, an extra-large refrigerator, ample cabinetry, and a sleek modern design, complemented by a fully equipped spice kitchen for added convenience. Step out onto the large balcony and enjoy peaceful views of the green space behind, perfect for relaxing or entertaining. The walkout basement is unfinished and ready for your personal touch, offering endless possibilities such as a legal suite, home gym, or entertainment area. Upstairs, you’ll find four generously sized bedrooms including a spacious primary suite, along with a huge bonus area that’s perfect for a family lounge, media room, or play space. Backing onto green space for added privacy and tranquility, this home presents a rare opportunity you don’t want to miss !!!!