



GRASSROOTS
REALTY GROUP

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**611 Cavendish Beach Bay
Chestermere, Alberta**

MLS # A2343425



\$619,900

Division:	The Beaches		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,579 sq.ft.	Age:	2004 (22 yrs old)
Beds:	2	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Front Yard, Garden, Level, Other, Private, See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-

Features: Ceiling Fan(s), Closet Organizers, French Door, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Soaking Tub, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)

Inclusions: N/A

OPEN HOUSE SATURDAY September 12 1-3 PM - Welcome to this grand bungalow in the sought-after community of The Beaches in Chestermere. Nestled on a quiet cul-de-sac, this home offers a rare combination of space, charm, and an unbeatable location. Boasting nearly 1,600 sq ft of beautifully designed living space, the home impresses from the moment you arrive. Soaring vaulted ceilings create a bright, airy atmosphere that immediately feels like home. The oversized garage is a standout feature, offering ample room for parking, storage, a workshop setup, and more. Set on a large, mature lot, the property is surrounded by established trees and lush landscaping in both the front and backyard, creating a private and serene outdoor retreat. Enjoy the convenience of being within walking distance to the lake, public beach, golf course, recreation centre, schools, parks, and pathways, an unbeatable lifestyle location. Inside, the thoughtful layout continues to shine. Just off the entry, you'll find a versatile second bedroom or den beside the 4pc main bathroom. The heart of the home is the stunning open-concept well appointed and upgraded kitchen, dining, and living area, where large windows flood the space with natural light, highlighting the impressive vaulted ceilings and creating an inspiring, welcoming environment perfect for both relaxing and entertaining. The spacious primary bedroom is a private retreat, complete with its own patio access, a luxurious 5-piece ensuite, and a walk-in closet tucked conveniently at the end of the bathroom. Rounding out the main floor is a generously sized laundry and mudroom, designed with functionality and everyday comfort in mind. This is a rare opportunity to own a beautifully maintained bungalow in a prime location offering space, style, and a lifestyle that's hard to match.

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