

# \$569,900 - 1029 West Lakeview Drive, Chestermere

MLS® #A2199229

**\$569,900**

3 Bedroom, 3.00 Bathroom, 1,631 sqft

Residential on 0.07 Acres

Chelsea\_CH, Chestermere, Alberta

Incredible Investment Opportunity in Chelsea, Chestermere!

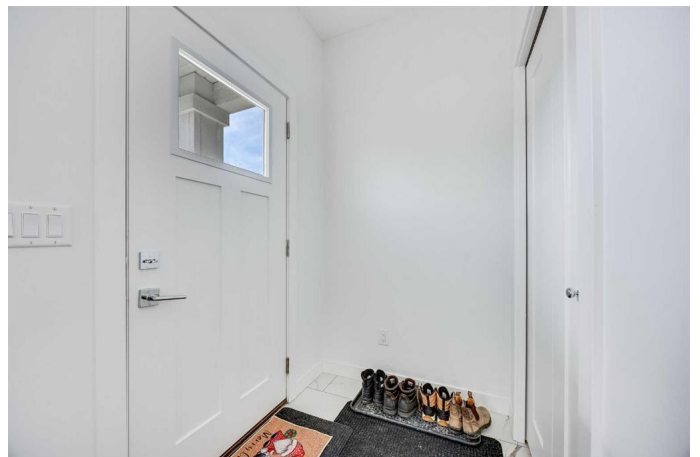
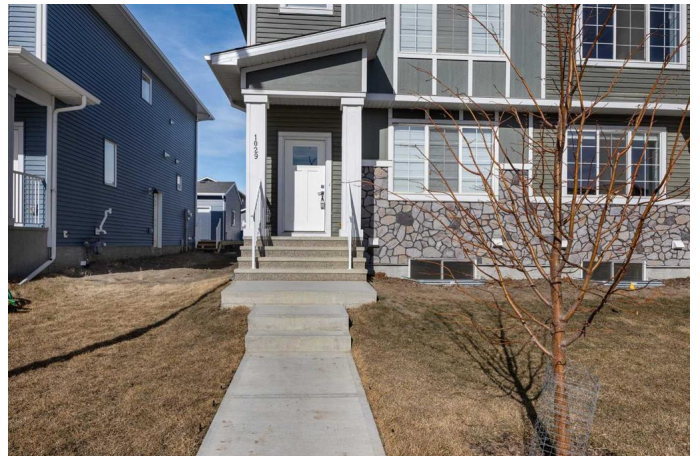
Welcome to this exceptional investment opportunity—purchase one unit or buy both (next door is available for purchase) for maximum potential! Live in one side and rent out the other, or add basement suites to create up to four income-generating doors.

This brand-new 2024-built duplex features 3 bedrooms + bonus room, 2.5 bathrooms, and is located in the new and growing community of Chelsea in Chestermere.

Step inside to a modern kitchen, perfect for cooking and entertaining, complete with a oversized island, sleek quartz countertops, and stylish cabinetry. Upstairs, the spacious primary bedroom boasts a private ensuite, while two additional bedrooms, a full bath, and a bonus room with upstairs laundry provide comfort and convenience for the family.

The unfinished basement with a separate side entrance offers incredible potential for future development—whether for additional living space or a rental suite (subject to approval and permitting by the city). Plus, the poured parking pad is already in place for a future garage, making this home a fantastic investment.

Prime location: Just minutes from



Chestermere Lake, 3 minutes to Costco, Homesense, Starbucks and more , and 20 minutes to downtown Calgary, this family-friendly neighbourhood offers breathtaking mountain views when you look to the right of your front door.

Don't miss this incredible opportunity—whether you're an investor or a future homeowner, this property is a smart buy!

Contact us today for more details or to schedule a viewing!

Built in 2024

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2199229               |
| Price          | \$569,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,631                  |
| Acres          | 0.07                   |
| Year Built     | 2024                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 1029 West Lakeview Drive |
| Subdivision | Chelsea_CH               |
| City        | Chestermere              |
| County      | Chestermere              |
| Province    | Alberta                  |
| Postal Code | T1X 2T2                  |

**Amenities**

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Quartz Counters                                                            |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Electric Stove |
| Heating           | Forced Air                                                                 |
| Cooling           | None                                                                       |
| Has Basement      | Yes                                                                        |
| Basement          | Full, Unfinished                                                           |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Private Yard        |
| Lot Description   | Back Lane           |
| Roof              | Asphalt Shingle     |
| Construction      | Stone, Vinyl Siding |
| Foundation        | Poured Concrete     |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 5th, 2025 |
| Days on Market | 57              |
| Zoning         | R-3             |

### Listing Details

|                |                          |
|----------------|--------------------------|
| Listing Office | The Real Estate District |
|----------------|--------------------------|

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