

# \$1,050,000 - 351 Waterford Grove, Chestermere

MLS® #A2247469

**\$1,050,000**

5 Bedroom, 4.00 Bathroom, 3,126 sqft

Residential on 0.12 Acres

NONE, Chestermere, Alberta

This remarkable semi-estate property offers an exceptional blend of luxury, space, and functionality, designed to impress from the moment you arrive. Situated on a conventional lot, the home boasts a triple car garage and features 9-foot ceilings on all three levels, enhancing the sense of openness and sophistication throughout. As you step inside, you're greeted by a dramatic open-to-below foyer with custom feature walls that set the tone for the elegance found across the home. The main floor is thoughtfully designed with a full bedroom and full bathroom, perfect for guests or multi-generational living. A large living area centers around a beautiful gas fireplace with built-in features, while a spice kitchen adds functionality and convenience. The heart of the home is the gourmet kitchen, complete with built-in appliances and a massive island – an ideal space for entertaining and culinary creativity. Upstairs, you'll find two spacious primary bedrooms. The main primary suite offers a luxurious 6-piece ensuite and a generous walk-in closet, while the second primary features its own elegant 5-piece ensuite. Two additional bedrooms share a third bathroom and are complemented by a huge bonus area, perfect for a media room or play space. A conveniently located laundry room completes the upper floor. The walkout basement is filled with natural light, thanks to oversized windows, and presents endless opportunities for future development – whether you're envisioning a



huge recreational area, home gym, or entertainment area. With its thoughtful layout, upscale finishes, and room to grow, this home truly offers a lot to explore and even more to love.

Built in 2025

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2247469    |
| Price          | \$1,050,000 |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 3,126       |
| Acres          | 0.12        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 351 Waterford Grove |
| Subdivision | NONE                |
| City        | Chestermere         |
| County      | Chestermere         |
| Province    | Alberta             |
| Postal Code | T1X 2T9             |

**Amenities**

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 6                                  |
| Parking        | Off Street, Triple Garage Attached |
| # of Garages   | 3                                  |

**Interior**

|                   |                                                                                                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Chandelier, Closet Organizers, Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Vinyl |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

|                 |                                                                                                                          |
|-----------------|--------------------------------------------------------------------------------------------------------------------------|
|                 | Windows, Bathroom Rough-in                                                                                               |
| Appliances      | Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Stove(s), Washer |
| Heating         | Forced Air                                                                                                               |
| Cooling         | None                                                                                                                     |
| Fireplace       | Yes                                                                                                                      |
| # of Fireplaces | 1                                                                                                                        |
| Fireplaces      | Electric                                                                                                                 |
| Has Basement    | Yes                                                                                                                      |
| Basement        | Full, Unfinished, Walk-Out                                                                                               |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Lot Description   | Back Yard, Rectangular Lot      |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 10th, 2025 |
| Days on Market | 22                |
| Zoning         | R-1               |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | PREP 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.