

# \$849,900 - 105 Sandpiper Point, Chestermere

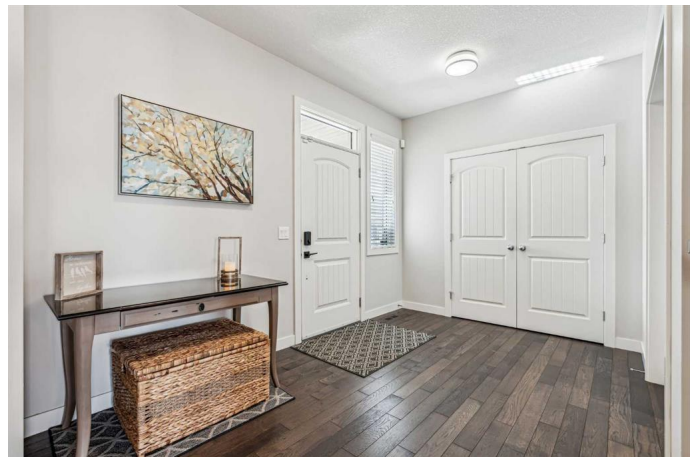
MLS® #A2201370

**\$849,900**

5 Bedroom, 4.00 Bathroom, 2,314 sqft  
Residential on 0.13 Acres

Kinniburgh, Chestermere, Alberta

Welcome to your stunning new home boasting over 3300 square feet of meticulously maintained and thoughtfully developed living space. From the moment you arrive, you'll notice the upgraded features like the "Hardie Board" siding, composite front porch and beautifully manicured NO maintenance landscaping! The oversized garage is insulated and drywalled, providing both practicality and comfort all year round. As you step inside, you are greeted by a large foyer and french doors leading to a flex room currently being used as an office space. The open concept main floor features a gorgeous kitchen complete with granite countertops, upgraded appliances and a walk through pantry perfect for both everyday living and entertaining. An expansive great room with a gas fireplace, spacious dining room and main floor laundry room complete the main level. Upstairs you'll find 3 generously sized bedrooms + the primary suite with a 5 piece ensuite. The massive bonus room features a second fireplace and is perfect for family gatherings or a cozy movie night. The professionally developed basement offers even more living space, featuring a huge fifth bedroom, a beautiful wet bar with a beverage fridge and dishwasher, and ample room for hosting family and friends. If that's not enough, the private backyard features a huge composite deck, luxurious hot tub and NO maintenance landscaping! Located just steps from a park/playground and a short distance to



schools and all other amenities, don't miss your opportunity to make this gorgeous home yours!

Built in 2014

### **Essential Information**

MLS® #	A2201370
Price	\$849,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,314
Acres	0.13
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	105 Sandpiper Point
Subdivision	Kinniburgh
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 0V5

### **Amenities**

Parking Spaces	5
Parking	Double Garage Attached, Garage Door Opener, Additional Parking, Aggregate, Insulated, Oversized
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s), French
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	Door, Wet Bar
Appliances	Bar Fridge, Central Air Conditioner, Convection Oven, Dishwasher, Dryer, Garage Control(s), Garburator, Gas Range, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings, Double Oven
Heating	Fireplace(s), Forced Air, Natural Gas, High Efficiency
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Great Room, Living Room, Blower Fan, Brick Facing, Mantle
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	BBQ gas line, Private Yard
Lot Description	Cul-De-Sac, Low Maintenance Landscape, Street Lighting, City Lot, Few Trees
Roof	Asphalt Shingle
Construction	Cement Fiber Board
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 13th, 2025
Days on Market	36
Zoning	R-1

### **Listing Details**

Listing Office	RE/MAX iRealty Innovations
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