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276 cove dr  
Chestermere, Alberta

MLS # A2165356



**\$679,990**

<b>Division:</b>	The Cove		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,030 sq.ft.	<b>Age:</b>	2000 (24 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Oper		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Yard, Corner Lot, Few Trees, Irregular Lot, Landscaped		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Partial, Partially Finished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bathroom Rough-in, Ceiling Fan(s), Central Vacuum, Double Vanity, Jetted Tub, Laminate Counters, Open Floorplan, Storage		

**Inclusions:** N/A

NEW PRICE! GREAT VALUE! GREAT LOCATION! Welcome to 276 Cove Dr, offers Beautiful Layout, Welcoming Foyer Open to Above with Curved Classic Staircase & Large Entry, 3 Bedrooms & 2.5 bathrooms located on Treed Corner Lot in The Cove, just steps from the beach and amenities at Chestermere Lake. Main floor living room located just off the Entry is perfect for occasional guests, Continue down the hall and you'll find a generous Family room with a cozy gas fireplace and a view of the back yard. Directly adjacent, the kitchen features oak cabinets, stainless steel appliances, a corner walk-through pantry, and a long island with a sit-up eating bar. An open dining room offers plenty of room for a family size table plus sliding door access to the beautiful patio - easy access for those summer barbecues! A two-piece powder room and main floor laundry room complete the main level. Upstairs, a large primary suite provides plenty of room for a king size bedroom suite. A walk-in closet is accessed via the sunny ensuite, where you'll find dual sinks, a jetted tub, a Fiat steam spa with body spray and dual shower heads, and plenty of storage. Two good sized secondary bedrooms and a full bathroom complete the upper level. The basement is partially developed, with a large family/rec room, fourth bedroom, and second laundry/storage room framed in, and rough-in is complete for both a third full bathroom and in-floor heating. Outside, the yard is fully fenced and beautifully landscaped with mature trees and a large interlocking brick patio, complete with a gas lantern, built-in firepit, and gas hook-up for your grill, underground sprinklers, air conditioning unit (it just needs to be installed), and oversized double garage, Most Recent upgrades Includes new Paint, New Vinyl Flooring at main level, New tiles work in all the Bathrooms & Laundry areas. Perfect Home for

First Time Home buyer or someone who is upgrading from townhouse or looking for larger space in backyard, Don't delay ... call your agent and book your private showing today!