

# \$619,000 - 195 West Lakeview Circle, Chestermere

MLS® #A2243973

**\$619,000**

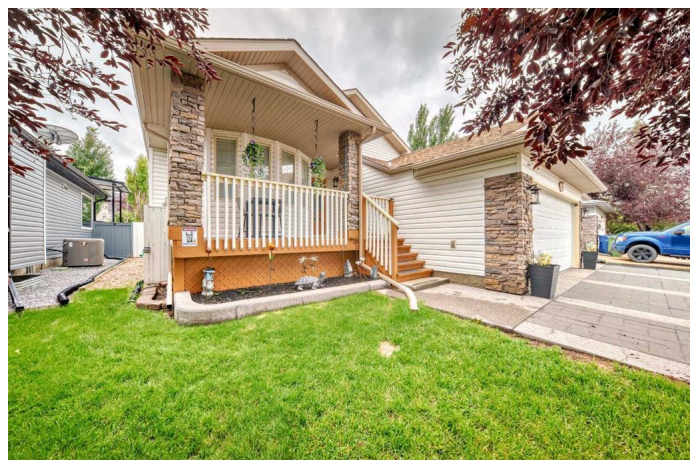
3 Bedroom, 3.00 Bathroom, 1,320 sqft

Residential on 0.14 Acres

Lakeview Landing, Chestermere, Alberta

**PRICED TO SELL- NOW ! DON'T MISS IT!**

Incredible value on this beautiful bungalow with loads of new upgrades and improvements. It has recently had new shingles installed. All newer appliances! New hot water on demand , water softener , air conditioning , new sump pump with battery back up . Vinyl plank flooring on the main and luxurious carpet in the basement. Freshly painted throughout. . New bath tub in primary ensuite , new sod , new eavestrough , new sinks in main floor baths, new light fixtures. The home offers an enormous stamped concrete driveway and a huge 24x 26 garage! The basement is an entertainer's dream with a massive recreation room and an elegant bar to serve your guests. It features a bedroom office and a bathroom. Upstairs has a painted kitchen with newer stainless steel appliances. The back yard has a massive multi level deck for outdoor living enjoyment. Not to mention a nicely built LEGAL shed with architectural details. Located across from a quiet park, walking distance to schools and easy access to shopping. Realtors: please see remarks.



Built in 2002

## Essential Information

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Price \$619,000

Bedrooms 3

|                |             |
|----------------|-------------|
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,320       |
| Acres          | 0.14        |
| Year Built     | 2002        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 195 West Lakeview Circle |
| Subdivision | Lakeview Landing         |
| City        | Chestermere              |
| County      | Chestermere              |
| Province    | Alberta                  |
| Postal Code | T1X 1M5                  |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Parking Spaces | 2                                 |
| Parking        | Double Garage Attached, Oversized |
| # of Garages   | 2                                 |

### Interior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Storage, Tankless Hot Water, Wet Bar, Sump Pump(s)                                                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Tankless Water Heater, Water Purifier |
| Heating           | Forced Air, Natural Gas                                                                                           |
| Cooling           | Central Air                                                                                                       |
| Fireplace         | Yes                                                                                                               |
| # of Fireplaces   | 2                                                                                                                 |
| Fireplaces        | Electric, Gas, Living Room, Recreation Room                                                                       |
| Has Basement      | Yes                                                                                                               |
| Basement          | Finished, Full                                                                                                    |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Back Yard       |
| Roof              | Asphalt Shingle |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 28th, 2025 |
| Days on Market | 53              |
| Zoning         | R-1             |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | Precision Real Estate |
|----------------|-----------------------|

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