

\$399,900 - 36, 300 Marina Drive, Chestermere

MLS® #A2252749

\$399,900

2 Bedroom, 3.00 Bathroom, 1,336 sqft

Single Family

Westmere, Chestermere, Alberta

Welcome to your new home in the heart of Chestermere – a bright, beautifully designed three-level townhome that perfectly blends comfort, convenience, and lifestyle. This spacious unit offers two generous bedrooms plus a versatile den that can easily serve as a third bedroom, home office, or guest space, providing flexible living options to suit your needs. You'll love the South facing yard and the brand new laminate flooring throughout the home! Bathed in natural light throughout, the open-concept main living area is warm and inviting, ideal for both quiet evenings in and entertaining friends. Step out onto the peaceful balcony located just off the kitchen – the perfect spot for morning coffee or a relaxing evening meal as you soak in the calm surroundings. Situated in a well-managed, family-friendly complex with low condo fees, this home offers peace of mind and excellent value. Location truly sets this property apart. Just steps from your front door, you'll find Safeway, McDonald's, medical and dental offices, and a wide array of fantastic restaurants and amenities – everything you need is literally across the street. But perhaps the biggest highlight is Chestermere Lake, directly across the road. Enjoy paddleboarding, kayaking, swimming, or just taking in the stunning views. Beautiful walking and biking paths invite you to explore the outdoors year-round, making this an ideal location for those who appreciate both nature and convenience. Whether you're a first-time



buyer, downsizer, or looking for an investment in a thriving community, this property offers an incredible opportunity to live where lifestyle and location meet. (id:6289)

Built in 2013

Essential Information

Listing #	A2252749
Price	\$399,900
Bedrooms	2
Bathrooms	3.00
Half Baths	1
Square Footage	1,336
Year Built	2013
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	36, 300 Marina Drive
Subdivision	Westmere
City	Chestermere
Province	Alberta
Postal Code	T1X0P6

Amenities

Amenities	Park, Playground, Schools, Shopping, Water Nearby
Features	Back lane, No Smoking Home, Parking
Parking Spaces	2
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave Range Hood Combo, Window Coverings, Garage door opener
Heating	Natural gas Forced air
Cooling	None
# of Stories	3

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped, Lawn
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office CIR Realty



The trademarks MLS®, Multiple Listing Service® 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. REALTOR®. Member of CREA and more.

Listing information last updated on October 13th, 2025 at 4:46am CDT