

152 SIENNA Passage
Chestermere, Alberta

MLS # A2204353



\$679,900

Division:	Rainbow Falls		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,513 sq.ft.	Age:	2007 (18 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Rectangular Lot, Views		

Heating: Central, Fireplace(s), Forced Air, Natural Gas

Water: -

Floors: Carpet, Ceramic Tile, Hardwood

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 569

Basement: Finished, Full, Walk-Out To Grade

LLD: -

Exterior: Stone, Vinyl Siding

Zoning: R-2

Foundation: Poured Concrete

Utilities: -

Features: Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Walk-In Closet(s)

Inclusions: N/A

WELCOME TO 152 SIENNA PASSAGE! Located in Rainbow Falls, this is the gorgeous bungalow Style Villa you have been waiting to come on the market! With over 1500 sq ft on the main floor plus a fully developed walk out basement, this immaculate home offers over 2700 sq ft of living space! Be greeted by a large foyer, high ceilings combined with an open floor plan! This property caters to all of your needs! There is a main floor 'flex' room, perfect to use as an office plus a formal dining room, ideal for hosting family dinners or intimate gatherings! The functional kitchen boasts a large island, featuring an abundance of cabinets and counterspace plus upgraded Stainless Steel Appliances! Natural light floods the front living room! Here you will find a gas fireplace and plenty of room for furniture placement! Also on the main floor is the primary bedroom with enough space for your king bed! There is a five piece ensuite with a jetted tub, separate oversized shower and dual sinks! There is also a good sized walk in closet complete with shelving, perfect for organizing clothing and accessories! A two piece powder room and convenient laundry with a sink, plus additional storage space with built in shelving, complete this main floor. The lower walkout is where you will find a large rec room with the second gas fireplace. There are also two good sized bedrooms, a full bath and a large storage area! The location is ideal for someone who enjoys relaxing in their yard, admiring the view of the canal and going for a walk on the pathway, directly from your backyard! Landscaping, snow removal and exterior maintenance is covered with your monthly fee! This is a beautiful home, don't miss out on this amazing opportunity!