# \$399,000 - 3212, 6 Merganser Drive, Chestermere

MLS® #A2217483

# \$399,000

2 Bedroom, 2.00 Bathroom, 685 sqft Residential on 0.00 Acres

Chelsea\_CH, Chestermere, Alberta

Welcome to this beautifully crafted 2-bedroom, 2-bathroom condo with a den and two titled parking stalls, located in the vibrant lake community of Chelsea, Chestermere. Built by TRUMAN, this home blends modern design, functionality, and luxuryâ€"perfect for first-time buyers, downsizers, or investors.

Enjoy the best of lake living just minutes from Chestermere Lake with beach access, boat launch, scenic walking trails, playgrounds, and parks. Daily conveniences are close by with easy access to Chestermere Station and Chestermere Crossing, where you'II find shopping, restaurants, and essential services.

Inside, the open-concept layout features a flexible den ideal for a home office, and premium finishes throughout. You'II love the luxury vinyl plank flooring, soaring ceilings, and chef-inspired kitchenâ€"complete with full-height cabinetry, soft-close drawers, quartz countertops, stainless steel appliances, and a practical pantry. The eat-up island is perfect for casual meals or entertaining guests.

The spacious primary bedroom offers a walk-through closet and private 3-piece ensuite. A second bedroom, 4-piece main bath, and in-suite laundry add to the thoughtful layout.

Lockwood residents also enjoy exclusive access to a fully equipped fitness centre, an



6-3212 Merganser Dr W, Chestermere, AB

Main Floor Interior Area 685.23 sq ft





inviting owners' lounge, and convenient bike storage for active living.

Bright, stylish, and move-in readyâ€"this home is your chance to embrace the small town living feel but only minutes from Calgary.

Live better. Live Chelsea.

Built in 2025

#### **Essential Information**

MLS® # A2217483 Price \$399,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 685
Acres 0.00
Year Built 2025

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

# **Community Information**

Address 3212, 6 Merganser Drive

Subdivision Chelsea\_CH
City Chestermere
County Chestermere

Province Alberta
Postal Code T1X2Y2

#### **Amenities**

Amenities Elevator(s), Parking, Beach Access, Bicycle Storage, Boating, Dog Park,

Fitness Center

Parking Spaces 2

Parking Stall

# Interior

Interior Features Kitchen Island, Open Floorplan, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Stove, Microwave, Microwave Hood Fan,

Refrigerator, Washer

Heating Baseboard, Hot Water

Cooling Sep. HVAC Units

# of Stories 4

#### **Exterior**

Exterior Features Balcony, Courtyard

Roof Membrane

Construction Concrete, Wood Frame

Foundation Poured Concrete

# **Additional Information**

Date Listed May 3rd, 2025

Days on Market 49

Zoning Multi Family

HOA Fees Freq. MON

# **Listing Details**

Listing Office Stonemere Real Estate Solutions

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