

# \$344,900 - 4416, 6 Merganser Drive W, Chestermere

MLS® #A2196607

**\$344,900**

2 Bedroom, 1.00 Bathroom, 628 sqft

Residential on 0.00 Acres

Chelsea\_CH, Chestermere, Alberta

Discover your dream home in the heart of the vibrant Lockwood community, where nature and convenience come together effortlessly. This stunning TOP Floor 2-bedroom, 1-bathroom unit, complete with a titled parking stall, offers a truly exceptional living experience. Nestled in a dynamic neighborhood, you'll enjoy being just moments away from a scenic lake—perfect for peaceful walks or soaking in the beauty of the outdoors. Additionally, nearby playgrounds, scenic pathways, and shopping options further elevate the convenience and appeal of this location. Step inside and be captivated by the open-concept floor plan that beautifully blends style with function. An oversized south-facing balcony allows natural light to flood the space, creating the perfect setting for relaxation and outdoor entertaining. High ceilings and stunning vinyl plank flooring throughout add to the modern elegance of the home. The kitchen is sure to impress, featuring full-height cabinetry with soft-close doors and drawers, a sleek stainless steel appliance package, and a spacious pantry. The striking quartz countertops and eat-up bar provide the ideal space for casual dining and gatherings. The primary bedroom is a true retreat, boasting a generous walk-through closet that leads to a luxurious 4-piece bathroom. An additional bedroom offers flexibility for guests, a home office, or a personal sanctuary. Move-in ready and brimming with potential, this bright, airy home



offers a lifestyle of comfort and convenience in one of the most sought-after communities around. Embrace the beauty and tranquility of the Lockwood lifestyleâ€”your new home awaits! \*Photo Gallery of similar unit\*

Built in 2024

Essential Information

MLS® #	A2196607
Price	\$344,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	628
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	4416, 6 Merganser Drive W
Subdivision	Chelsea_CH
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2Y2

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Park, Party Room, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Stall, Titled

Interior

Interior Features	High Ceilings, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Microwave Hood Fan, Range, Refrigerator, Washer/Dryer,

	Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4
Basement	None

## Exterior

Exterior Features	Balcony
Roof	Membrane
Construction	Composite Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	March 7th, 2025
Days on Market	62
Zoning	M-2

## Listing Details

Listing Office	RE/MAX Real Estate (Central)
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. 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. Used under license.