

137 Magenta Crescent
Chestermere, Alberta

MLS # A2263145

\$899,900

Division:	Rainbow Falls		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,604 sq.ft.	Age:	2010 (15 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Backs on to Park/Green Space, Creek/River/Stream/Pond		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	See Remarks, Suite	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-

Features: Bookcases, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Recessed Lighting, See Remarks, Vinyl Windows

Inclusions: Additional appliances in suite including fridge, dishwasher, stove, washer, dryer

Tucked in one of the most sought-after locations in Chestermere, this stunning two-storey walkout backs directly onto the tranquil Rainbow Falls green space and creek-side pathway. Step outside your back gate to enjoy peaceful walks along the water, surrounded by mature trees and lush landscaping — a true outdoor retreat right at home. Inside, this fully finished residence impresses with thoughtful updates and high-end finishes throughout. The reimagined Chef's Kitchen now features brand-new stainless steel appliances, elegant granite countertops, custom maple cabinetry with soft-close drawers and under-cabinet lighting, plus a convenient walk-through pantry connecting to the mudroom. Whether preparing an intimate meal or hosting guests, this kitchen delivers both beauty and functionality. Soaring west-facing windows flood the main floor with natural light, framing picturesque views of the creek and park beyond. The inviting great room centers around a full-height stone fireplace — perfect for cozy evenings with family or friends. Upstairs; flowing new carpet, the spacious primary suite provides a true retreat, complete with a spa-inspired 5-piece ensuite featuring heated marble floors, a jetted marble-wrapped tub, dual vanities, and his-and-hers walk-in closets. The walkout lower level is beautifully designed with versatility in mind — featuring an impressive wet bar, built-in Murphy bed, custom wine room, in-ceiling audio, and a sleek 4-piece bath with heated floors and steam shower. Ideal as a guest suite or entertainment space, it's fully equipped with separate laundry and security systems. Outdoors, the private fenced yard offers multiple gathering spaces — a large deck for summer dining, a cozy fire pit area, and a concrete patio overlooking the natural green space and gently flowing creek. This home truly

combines luxury living with the serenity of nature — an exceptional balance of indoor comfort and outdoor beauty.