

# \$869,900 - 133 Seagreen Passage, Chestermere

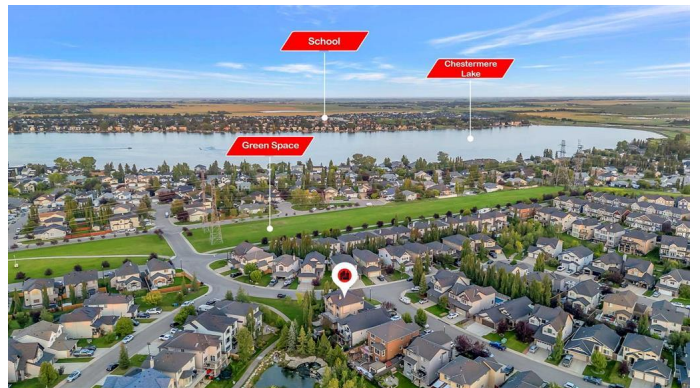
MLS® #A2252753

**\$869,900**

6 Bedroom, 4.00 Bathroom, 2,819 sqft  
Residential on 0.13 Acres

Rainbow Falls, Chestermere, Alberta

CORNER LOT!! BACKING ONTO GREEN SPACE & POND!! OVERSIZED DOUBLE ATTACHED GARAGE!! STAMPED CONCRETE SIDEWALK!! VAULTED HIGH CEILINGS!! BASEMENT WITH SEPARATE ENTRANCE!! 3900+ SQFT OF LIVING SPACE!! 6 BEDROOMS + 3.5 BATHS!! 3 MASTER-SIZED BEDROOMS!! HUGE WINDOWS!! Sitting proudly on a fully landscaped corner lot, this stunning Chestermere home with vaulted ceilings - the perfect blend of comfort and style. Step inside to a bright and open main floor with a formal dining room, a kitchen featuring an island, pantry, and custom cabinetry, plus a cozy breakfast nook that flows onto the HUGE BACK DECK overlooking green space. The living room and private office share a double-sided fireplace, while a main-floor laundry room and 2-pc bath add convenience. Upstairs is designed for family living with 5 spacious bedrooms and 2 full baths. The PRIMARY RETREAT impresses with soaring ceilings, TWO walk-in closets, and a spa-inspired 5-pc ensuite, while four additional bedrooms and another full bath complete the level. The basement with separate entrance expands the living space with a massive REC room, a wet bar that can easily be converted into a full kitchen for a legal/illegal suite (subject to city approval), a bedroom, and a 3-pc bath. A BUILT-IN SAFE adds extra peace of mind. Located close to schools, shopping, and Chestermere Lake, this home is the rare



combination of size, location, and thoughtful design. MAKE THIS CORNER-LOT BEAUTY YOURS AND START CREATING MEMORIES TODAY!!

Built in 2009

### Essential Information

MLS® #	A2252753
Price	\$869,900
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,819
Acres	0.13
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	133 Seagreen Passage
Subdivision	Rainbow Falls
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 0G5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Oversized
# of Garages	2

### Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Pantry, See Remarks, Separate Entrance, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Range Hood,

	Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning, Double Sided
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

## Exterior

Exterior Features	Other
Lot Description	Back Yard, Corner Lot, Lake, Other
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 2nd, 2025
Days on Market	2
Zoning	R-1

## Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.