

# \$589,900 - 117 Bridgeport Gate Sw, Chestermere

MLS® #A2249908

**\$589,900**

4 Bedroom, 3.00 Bathroom, 1,835 sqft

Residential on 0.07 Acres

Bridgeport, Chestermere, Alberta

Discover an unparalleled opportunity in Chestermere's newest community, Bridgeport, with the brand-new Jamieson duplex by Trico Homes. This is not your standard build; this unique 4-bedroom, 3-full-bathroom home is packed with high-value upgrades, including a rare main-floor bedroom and full bathroom or a convenient home office. Future development potential with a 9-foot foundation, a separate rear entrance, and full rough-ins for basement. Step out onto your spacious rear deck to enjoy the outdoors in a community that offers serene pathways, future parks, and quick access to both Chestermere Lake and the urban conveniences of East Hills Shopping Centre. With its thoughtful design, significant upgrades, and prime location, this versatile home offers a unique blend of family-friendly living. Photos are representative.



Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2249908  |
| Price          | \$589,900 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,835     |
| Acres          | 0.07      |
| Year Built     | 2025      |

|          |                        |
|----------|------------------------|
| Type     | Residential            |
| Sub-Type | Semi Detached          |
| Style    | 2 Storey, Side by Side |
| Status   | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 117 Bridgeport Gate Sw |
| Subdivision | Bridgeport             |
| City        | Chestermere            |
| County      | Chestermere            |
| Province    | Alberta                |
| Postal Code | T1X3E5                 |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, Open Floorplan, Pantry, Separate Entrance                           |
| Appliances        | Dishwasher, Dryer, Electric Range, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer |
| Heating           | Forced Air, Natural Gas                                                                               |
| Cooling           | None                                                                                                  |
| Has Basement      | Yes                                                                                                   |
| Basement          | Full, Unfinished                                                                                      |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Rain Gutters |
| Lot Description   | Back Yard, Street Lighting     |
| Roof              | Asphalt Shingle                |
| Construction      | Vinyl Siding, Wood Frame       |
| Foundation        | Poured Concrete                |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 19th, 2025 |
| Days on Market | 22                |
| Zoning         | TBD               |

### Listing Details

Listing Office                      Bode Platform Inc.

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