

\$549,999 - 36 Chinook Crescent, Beiseker

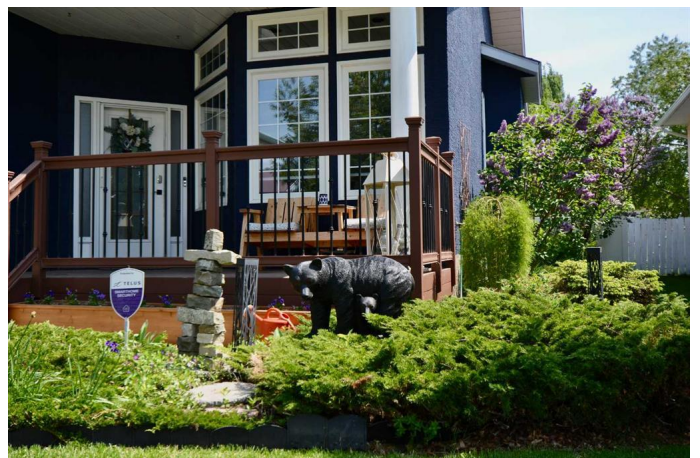
MLS® #A2241431

\$549,999

4 Bedroom, 4.00 Bathroom, 1,972 sqft
Residential on 0.15 Acres

NONE, Beiseker, Alberta

MOVE-IN READY AND IMPECCABLY MAINTAINED, this stunning custom Layne-built home offers over 2,800 square feet of beautifully finished living space on a generous 55' x 120' lot. From the moment you step onto the charming covered veranda and walk through the front door, the home's warm and inviting atmosphere welcomes you in. Gleaming hardwood floors, vaulted ceilings, skylights, and large windows allow for abundant natural light throughout. The main floor features a spacious gathering room and formal dining area, perfect for entertaining and hosting large family dinners. The well-appointed kitchen offers a perfect blend of style and functionality. It features exquisite granite countertops, rich oak cabinets with convenient roll-out drawers, a sleek tile backsplash, and both pot and under-cabinet lighting that enhances the workspace. A central island provides additional prep space, while a convection oven, garburator, and a sink positioned under a window overlooking the backyard add both practicality and charm. Whether you're preparing everyday meals or entertaining guests, this layout is both efficient and thoughtfully designed. The kitchen overlooks the comfortable family room, which is perfect for unwinding and features a gas fireplace with a classic brick surround, a mantle, built-in cabinetry on both sides, and a wet bar for added convenience. The main floor also includes a practical laundry room, a half bath,



and a dedicated home office, enhancing the home's overall functionality. Upstairs, a bright skylight and a unique decorative wall design lead to the spacious primary bedroom, which offers a walk-in closet with ClosetMaid organizers and a well-appointed 4-piece ensuite complete with a jetted tub and separate shower. Two additional bedrooms share a Jack and Jill 4-piece bathroom, making it an ideal setup for children or guests. The basement is a versatile space ideal for entertaining or multi-generational living, complete with a recreation/games room, a 2-piece bath, guest bedroom, kitchenette (ideal for canning), cold room, small den, and utility room with ample storage. Significant upgrades include a maintenance-free stucco exterior (painted in 2022), vinyl fencing and deck, triple-pane windows (2017), basement vinyl windows (2020), skylight (2018), roof shingles (2018), upgraded carpet (2020), and a heated double attached garage with overhead storage rack. Additional features include whole-home interior paint (2022), exterior Gemstone LED lighting with a remote color changer, and an updated sump pump (2022). The fully vinyl-fenced, beautifully landscaped yard features underground sprinklers, a dedicated garden area, and a storage shed offering a safe, low-maintenance space for kids, pets, and your greenthumb. Located just a short drive from Airdrie, Airport and Calgary. Possession is FLEXIBLE. Tour it. Love it. Drop the mic.

Built in 1991

Essential Information

MLS® #	A2241431
Price	\$549,999
Bedrooms	4
Bathrooms	4.00

Full Baths	2
Half Baths	2
Square Footage	1,972
Acres	0.15
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Active

Community Information

Address	36 Chinook Crescent
Subdivision	NONE
City	Beiseker
County	Rocky View County
Province	Alberta
Postal Code	T0M0G0

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Heated Garage, Insulated, See Remarks
# of Garages	2

Interior

Interior Features	Bar, Bookcases, Built-in Features, Ceiling Fan(s), Granite Counters, High Ceilings, Jetted Tub, Natural Woodwork, No Smoking Home, Skylight(s), Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Freezer, Garage Control(s), Garburator, Refrigerator, Stove(s), Window Coverings
Heating	Fireplace(s), Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Family Room, Gas, Mantle, Oak, Blower Fan, Glass Doors
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden
Lot Description	Back Lane, City Lot, Fruit Trees/Shrub(s), Garden, Landscaped, Low Maintenance Landscape, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2025
Days on Market	8
Zoning	R1

Listing Details

Listing Office	CIR Realty
----------------	------------

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.