

# \$805,800 - 260 Dawson Wharf Crescent, Chestermere

MLS® #A2218397

**\$805,800**

3 Bedroom, 3.00 Bathroom, 2,080 sqft

Residential on 0.12 Acres

Dawson's Landing, Chestermere, Alberta

Welcome to this stunning 3 bed, 3 bath home in the sought-after community of Dawson's Landing! Boasting 2,029 sqft of thoughtfully designed living space, this home features an oversized triple car garage—perfect for vehicles, storage, or a workshop. The main floor offers a full bath and a versatile flex room ideal for a home office or guest suite. The open-concept layout seamlessly connects the kitchen, dining, and living areas, making it perfect for entertaining. Upstairs, you'll find a spacious bonus room, ideal for family movie nights or a kids' play area. The primary bedroom includes a walk-in closet and a private ensuite for your comfort. Modern finishes and large windows throughout provide style and natural light. Nestled in a family-friendly neighborhood close to parks, schools, and walking paths, this home combines function, flexibility, and elegance. Photos are representative.

Built in 2025

## Essential Information

MLS® #	A2218397
Price	\$805,800
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,080
Acres	0.12



Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	260 Dawson Wharf Crescent
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X2X5

### **Amenities**

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Stove, Microwave, Range Hood, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Insert
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Level
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 7th, 2025
Days on Market	71
Zoning	R-1
HOA Fees	210
HOA Fees Freq.	ANN

**Listing Details**

Listing Office            Bode Platform Inc.

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