

# \$549,900 - 400 Dawson Drive, Chestermere

MLS® #A2216727

**\$549,900**

3 Bedroom, 3.00 Bathroom, 1,425 sqft

Residential on 0.08 Acres

Dawson's Landing, Chestermere, Alberta

Welcome to this stunning brand-new home, perfectly situated on a corner lot across from a picturesque pond with a scenic walking path. This thoughtfully designed residence features three spacious bedrooms and two and a half bathrooms. At the back, you'll find a concrete pad ready for the development of a future garage.

Upon entering, you're greeted by a generous living area that flows into a modern kitchen with an island and a separate dining space, along with a convenient two-piece bathroom on the main floor. Upstairs, the primary bedroom offers a private three-piece ensuite and a walk-in closet, while the other two bedrooms share a well-appointed four-piece bathroom. The basement includes a separate entrance and remains unfinished, offering endless possibilities for future development. Don't miss this out!

Built in 2025

## Essential Information

MLS® #	A2216727
Price	\$549,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,425
Acres	0.08



Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	400 Dawson Drive
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2R6

### Amenities

Amenities	Playground
Parking Spaces	4
Parking	Off Street, Parking Pad

### Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Corner Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	May 1st, 2025
Days on Market	58

Zoning	R2
HOA Fees	210
HOA Fees Freq.	ANN

## **Listing Details**

Listing Office	PREP 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.