

# \$514,000 - 217 Dawson Way, Chestermere

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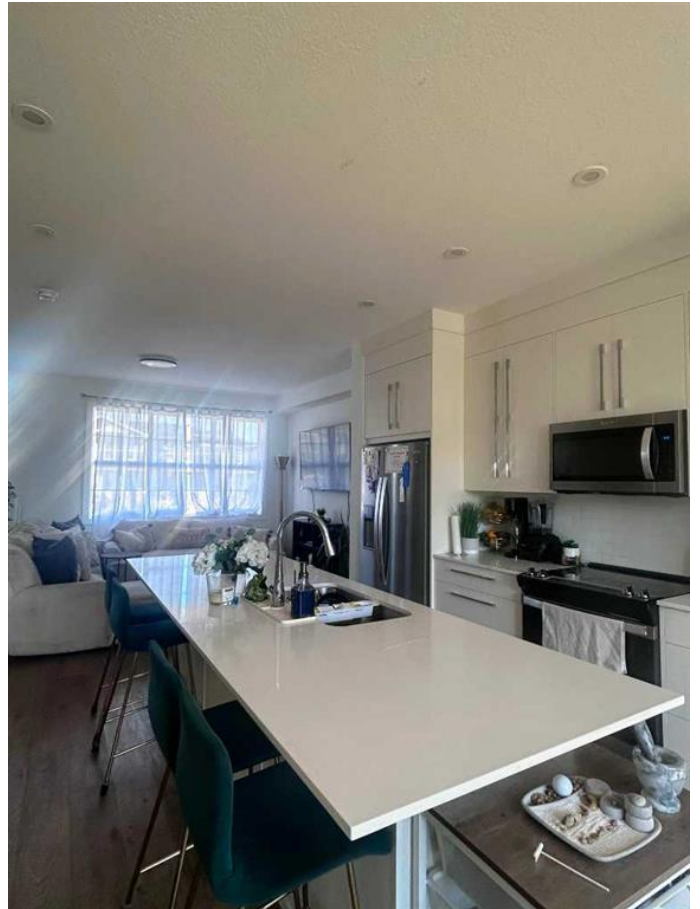
MLS® #A2260614

## \$514,000

3 Bedroom, 1.00 Bathroom, 1,560 sqft  
Residential on 0.06 Acres

Dawson's Landing, Chestermere, Alberta

Beautifully maintained, 3 bed and 2.5 bath, like-new townhouse, with NO CONDO FEES, in Dawson Landing, very desirable area of Chestermere. This conveniently located home offers 1,560 sq ft of modern living, with an open-concept main floor, featuring a bright living, dining area, centrally located kitchen with a large kitchen island, Elegant quartz countertops, stainless steel appliances, lots of cabinetry to meet all your storage needs. 2-pc powder room, front and back entry closets completes main floor. Upstairs, you'll find a spacious primary suite with a 4-piece ensuite with double vanity and walk-in closet, 2 additional bedrooms and another 4 pc bathroom.. The unfinished basement is ready for your creativity, currently being used as gym, storage needs. Fully landscaped front and backyard, fully fenced with double detached garage in the back with key-less entry gives you all amenities of a full house with a lower price tag. This home is located near shopping, parks, walkways and yet away from noisy main roads, makes it very desirable for living thus making very attractive rentals. Great investment opportunity in declining interest rate environment. Call your favorite realtor to book a showing!!



Built in 2022

## Essential Information

MLS® #                      A2260614

|                |               |
|----------------|---------------|
| Price          | \$514,000     |
| Bedrooms       | 3             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 1,560         |
| Acres          | 0.06          |
| Year Built     | 2022          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 217 Dawson Way   |
| Subdivision | Dawson's Landing |
| City        | Chestermere      |
| County      | Chestermere      |
| Province    | Alberta          |
| Postal Code | T1X 2R7          |

### Amenities

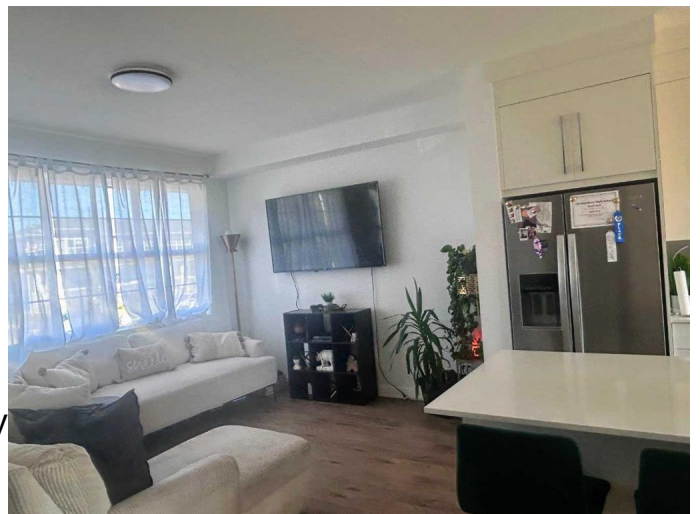
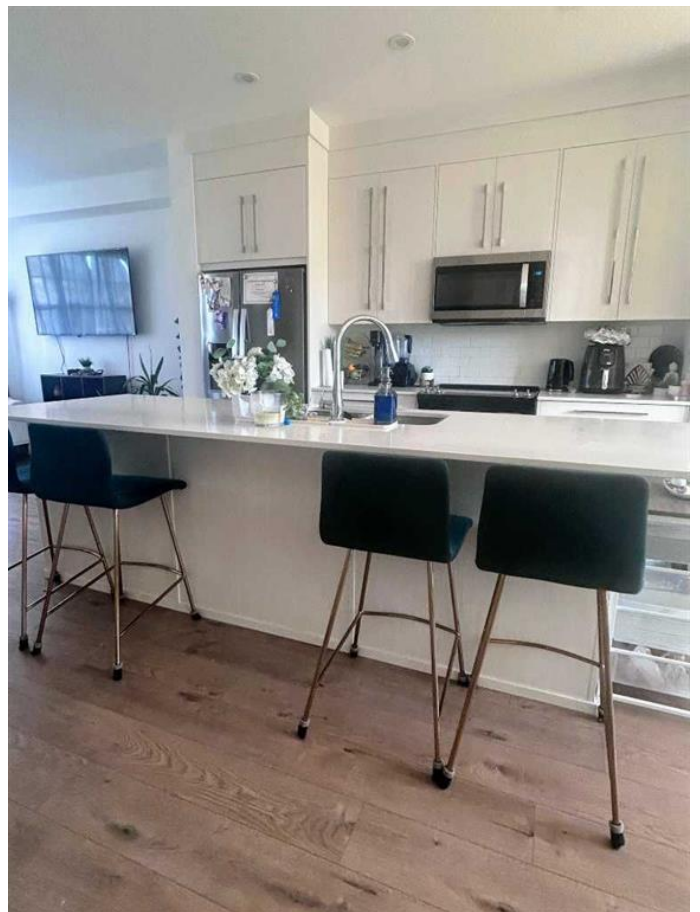
|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | Breakfast Bar, Double Vanity                                    |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Electric Water Heater |
| Heating           | Central, Natural Gas                                            |
| Cooling           | None                                                            |
| Has Basement      | Yes                                                             |
| Basement          | Full, Unfinished                                                |

### Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Private Yard                       |
| Lot Description   | Back Lane, Back Yard               |
| Roof              | Asphalt Shingle                    |
| Construction      | Concrete, Vinyl Siding, Wood Frame |



Foundation                      Poured Concrete

**Additional Information**

Date Listed                      September 28th, 2025  
Days on Market                39  
Zoning                              R-3

**Listing Details**

Listing Office                    Creekside Realty

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