

# \$899,400 - 56 Dawson Wharf Mount, Chestermere

MLS® #A2215566

## \$899,400

3 Bedroom, 3.00 Bathroom, 1,512 sqft  
Residential on 0.14 Acres

Dawson's Landing, Chestermere, Alberta

Modern Elegance Meets Everyday Comfort in The William. This beautifully designed bungalow offers comfort and elegance with a side entrance, developed basement featuring 2 bedrooms and a spacious rec area, and a main floor flex room with French doors perfect for a home office or den. The executive kitchen showcases built-in stainless steel appliances, a gas cooktop, waterfall island edge, and a walk-in pantry. Enjoy the bright, open layout with many windows, an electric fireplace in the great room, and tile flooring in all wet areas. The 5-piece ensuite is a true retreat with a tiled shower and relaxing soaker tub. Stainless Steel Washer and Dryer and Open Roller Blinds provided by Sterling Homes Calgary at no extra cost! \$2,500 landscaping credit is also provided by Sterling Homes Calgary until July 1st, 2025. See developer website for more information on hoa fees. Photos are representative.



Built in 2024

## Essential Information

MLS® #	A2215566
Price	\$899,400
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,512

Acres	0.14
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	56 Dawson Wharf Mount
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X2X5

### **Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	French Door, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Soaking Tub, Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood, Refrigerator, Tankless Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Lighting
Lot Description	Back Yard
Roof	Asphalt Shingle

Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 5th, 2025
Days on Market	68
Zoning	R-G
HOA Fees	200
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Bode Platform Inc.
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