# $650,000 - 190 Dawson Wharf Rise, Chestermere

MLS® #A2215193

**$650,000**

3 Bedroom, 3.00 Bathroom, 1,884 sqft
Residential on 0.07 Acres

Dawson's Landing, Chestermere, Alberta

Welcome to your dream home in the vibrant family neighbourhood of Dawson's Landing in Chestermere! This brand new semi-detached, two-story home built by AWARD WINNING BUILDER NUVISTA HOMES, offers a well thought out and spacious floor plan with a SEPARATE SIDE ENTRANCE TO THE BASEMENT, perfect for future development. Enjoy the sunny open floor plan with modern white finishes and luxury vinyl flooring, creating a sophisticated and inviting ambiance. The main floor showcases a versatile office/den, ideal for remote work or study.  The heart of the home is the trendy kitchen, complete with extended upper cabinets, quartz countertops and a beautiful and CONVENIENT FULLY EQUIPPED SPICE KITCHEN. This culinary haven is designed for both cooking and entertaining, making every meal a delightful experience. On the second floor, you'll find a central bonus room, perfect for relaxation and family get-togethers. The luxurious primary ensuite a perfect private retreat, while the generously sized second and third bedrooms both feature walk in closets, ensuring ample storage for all. There is also an upstairs laundry room to make life easier. Located just under 25 minutes from downtown, this home offers quick access to miles of bike paths, walking trails, and a myriad of recreational activities such as swimming and skating. Every possible amenity is at your fingertips.  Don't miss the opportunity to own this incredible home with QUICK

POSSESSION available. Experience the perfect blend of modern comfort and a vibrant community lifestyle in Dawsons Landing.

Built in 2025

## Essential Information

| | |
|---|---|
| MLS® # | A2215193 |
| Price | $650,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,884 |
| Acres | 0.07 |
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 190 Dawson Wharf Rise |
| Subdivision | Dawson's Landing |
| City | Chestermere |
| County | Chestermere |
| Province | Alberta |
| Postal Code | T1X 2X4 |

## Amenities

| | |
|---|---|
| Amenities | None |
| Parking Spaces | 2 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

## Interior

| | |
|---|---|
| Interior Features | Breakfast Bar, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s) |

| | |
|---|---|
| Appliances | Dishwasher, Dryer, Electric Range, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

## Exterior

| | |
|---|---|
| Exterior Features | None |
| Lot Description | Rectangular Lot |
| Roof | Asphalt |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

## Additional Information

| | |
|---|---|
| Date Listed | April 26th, 2025 |
| Days on Market | 5 |
| Zoning | R-1 |
| HOA Fees | 210 |
| HOA Fees Freq. | ANN |

## Listing Details

| | |
|---|---|
| Listing Office | RE/MAX Landan Real Estate |

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