

# \$977,000 - 76 Dawson Wharf Mount, Chestermere

MLS® #A2246562

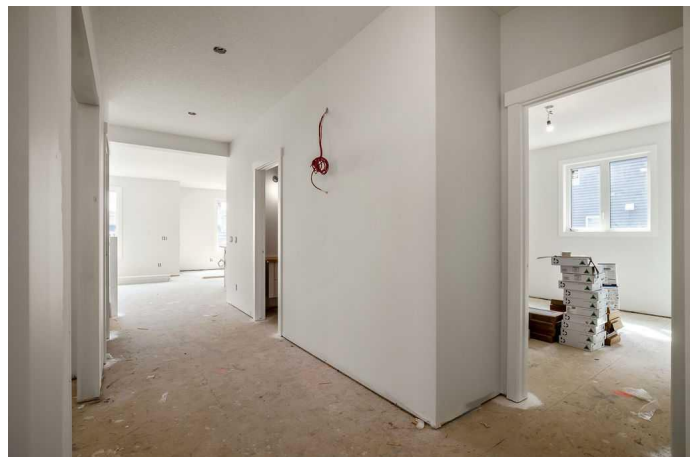
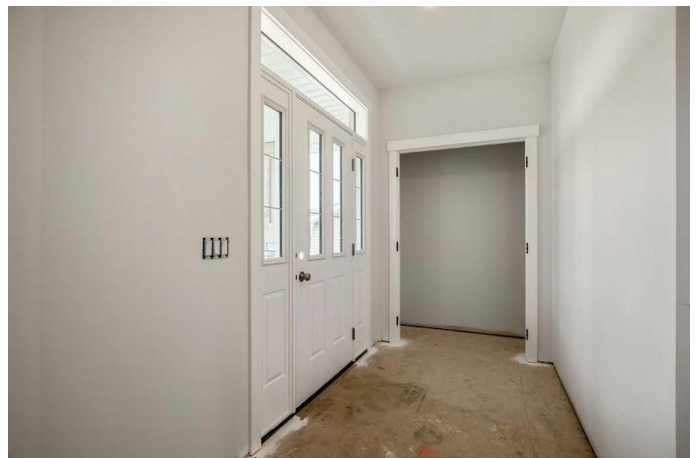
**\$977,000**

5 Bedroom, 4.00 Bathroom, 3,067 sqft

Residential on 0.14 Acres

Dawson's Landing, Chestermere, Alberta

Just a short 25 minute drive from downtown Calgary in the estate community of Dawson's Landing this brand new FIVE BEDROOM residence offers over 3,050 square feet of high quality living space designed with the modern family in mind. The main floor has 9' ceilings and features a gorgeous island kitchen complete with elegant quartz countertops and extended upper cabinets. Culinary enthusiasts will appreciate the upgraded Samsung Gourmet appliances and convenient SPICE KITCHEN, making meal preparation a delight. There is also a great sized main floor bedroom and a flex room/office. The home's open plan design ensures a seamless flow from the kitchen to the living room, creating an inviting space perfect for entertaining and relaxation. For added convenience and future expansion possibilities, the property includes a SEPARATE SIDE ENTRANCE, ideal for future basement development options. Upstairs has a luxurious primary bedroom, providing a serene escape with its lavish ensuite bath. Three additional well appointed bedrooms are thoughtfully positioned around a central bonus room, offering privacy and space for family members. There is also an ultra convenient TRIPLE CAR GARAGE, catering to all your storage and parking needs. This perfect family home is your gateway to the safe and relaxing lifestyle Dawson's Landing offers, surrounded by the beauty of Chestermere and the convenience of Calgary just a short commute away.



Built in 2025

**Essential Information**

MLS® #	A2246562
Price	\$977,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,067
Acres	0.14
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	76 Dawson Wharf Mount
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2X6

**Amenities**

Parking Spaces	3
Parking	Triple Garage Attached
# of Garages	3

**Interior**

Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Electric Stove, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

## Exterior

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

## Additional Information

Date Listed	August 6th, 2025
Days on Market	1
Zoning	R-1

## Listing Details

Listing Office	RE/MAX Landan Real Estate
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