

\$946,420 - 267 Dawson Wharf Rise, Chestermere

MLS® #A2266848

\$946,420

5 Bedroom, 3.00 Bathroom, 2,642 sqft
Residential on 0.12 Acres

Dawson's Landing, Chestermere, Alberta

Welcome to The Amber — where luxury meets functionality in every detail. Built by a trusted builder with over 70 years of experience, this home showcases on-trend, designer-curated interior selections tailored for a home that feels personalized to you. Energy efficient and smart home features. This stunning home features a main floor bedroom and full bathroom, perfect for guests or extended family. The executive kitchen boasts built-in stainless steel appliances, gas cooktop, chimney hoodfan, and a showstopping waterfall island with pendant lighting. A separate spice kitchen offers a gas range, a french door, and ample pantry shelving. Soaring open-to-above ceilings in the great room highlight the floor-to-ceiling tiled electric fireplace and flood the space with natural light. Upstairs, retreat to the 5-piece ensuite with a soaker tub, tiled shower, and dual vanities with generous drawer space. With tile in upper bathrooms, LVP on the main floor, and windows throughout, The Amber blends elegance and comfort effortlessly. This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing, plus an electric car charger rough-in, it's designed for sustainable, future-forward living. Featuring smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switches—all



seamlessly controlled via an Amazon Alexa
touchscreen hub. Photos are representative.

Built in 2025

Essential Information

MLS® #	A2266848
Price	\$946,420
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,642
Acres	0.12
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	267 Dawson Wharf Rise
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2W2

Amenities

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Double Vanity, French Door, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Soaking Tub, Tankless Hot Water, Walk-In Closet(s), Smart Home
Appliances	Gas Cooktop, Range Hood
Heating	Forced Air, Natural Gas

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Decorative
Has Basement	Yes
Basement	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	October 27th, 2025
Days on Market	3
Zoning	TBD
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	Bode Platform Inc.
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