

# \$549,900 - 192 Dawson Drive, Chestermere

MLS® #A2227765

**\$549,900**

3 Bedroom, 3.00 Bathroom, 1,367 sqft

Residential on 0.06 Acres

Dawson's Landing, Chestermere, Alberta

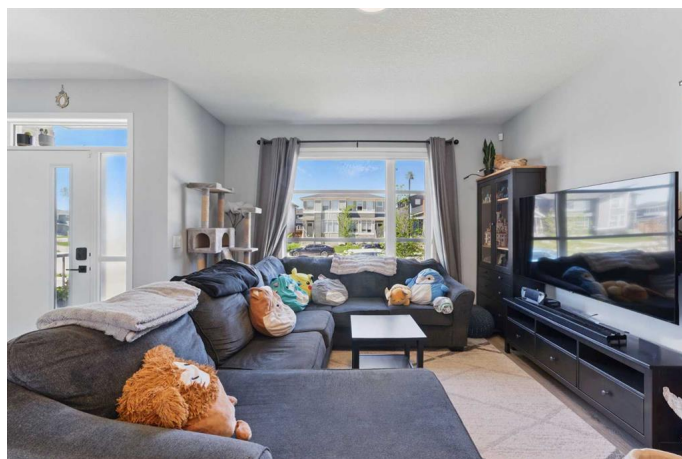
This beautifully designed 2-storey 1367 sqft, 3 bedroom, 2.5 bathroom, semi-detached is ideal for a growing family. Surrounded by scenic walkways, pristine wetlands, and a future eco-park, this thoughtfully planned community keeps you connected to nature. Step inside to 9-foot ceilings and a spacious living room—perfect for entertaining family and friends. Durable luxury vinyl plank flooring flows into the heart of the home: a modern kitchen featuring a large center island, full-height cabinets, soft-close doors, corner pantry, and upgraded stainless steel appliances, including a gas range and French door refrigerator. Adjacent to the kitchen is a cozy dining area filled with natural light, while a tucked-away 2-piece powder room completes the main floor layout. Upstairs, the open landing leads to three well-sized bedrooms. The primary suite features large windows, a walk-in closet, and a private 4-piece ensuite. A second 4-piece bathroom serves the two additional bedrooms. The unfinished basement offers a blank canvas for your creative vision—whether it's a rec room, home gym, or additional living space. A double detached garage accessed via a paved back lane completes this impressive property.

Built in 2021

## Essential Information

MLS® #

A2227765



Price	\$549,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,367
Acres	0.06
Year Built	2021
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	192 Dawson Drive
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 1Z8

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Faces Rear
# of Garages	2

### Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard

Roof	Asphalt Shingle
Construction	Vinyl Siding, Stone
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 12th, 2025
Days on Market	52
Zoning	R3
HOA Fees	200
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.