# \$589,900 - 108 Waterford Way, Chestermere

MLS® #A2262029

# \$589,900

3 Bedroom, 3.00 Bathroom, 1,561 sqft Residential on 0.06 Acres

Waterford, Chestermere, Alberta

Welcome to this brand new semi-detached home with a front double attached garage, perfectly located in the desirable community of Waterford. Designed with style and functionality in mind, this home boasts numerous upgrades throughout.

Step inside to a bright, open foyer leading to the main floor, featuring 9-foot ceilings and beautiful engineered hardwood throughout. The open-concept kitchen showcases quartz countertops, stainless steel appliances, upgraded light fixtures, and painted cabinetry to ceiling height. It flows seamlessly into the spacious living room with an electric fireplace and dining area overlooking the large backyard â€" ideal for summer BBQs and outdoor entertaining. A convenient 2-piece bathroom completes the main level.

Upstairs, the home offers three generously sized bedrooms, each with ample natural light and closet space. The primary suite is a true retreat, featuring a spacious walk-in closet and a luxurious ensuite with dual vanities. The additional bedrooms are perfect for family, guests, or a home office, and share a well-appointed 4-piece bathroom. Completing the upper level is a full-size laundry room for ultimate convenience.

The unfinished basement includes a separate side entrance, providing flexibility for a future living space, guest suite, or investment







opportunity.

Tucked away on a quiet street, this home is just minutes from all the amenities Chestermere offers, including schools, parks, shopping, and the lake

#### Built in 2025

#### **Essential Information**

MLS® # A2262029 Price \$589,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,561 Acres 0.06 Year Built 2025

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

# **Community Information**

Address 108 Waterford Way

Subdivision Waterford

City Chestermere County Chestermere

Province Alberta
Postal Code T1X 3A2

# **Amenities**

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features High Ceilings, No Animal Home, No Smoking Home, Open Floorplan,

Pantry, Quartz Counters

Appliances Dishwasher, Electric Oven, Garage Control(s), Microwave Hood Fan,

Refrigerator

Heating Forced Air, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Electric

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Other, Private Entrance, Private Yard Lot Description Back Yard, Lawn, Level, See Remarks

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Cement Fiber Board

Foundation Poured Concrete

### **Additional Information**

Date Listed October 6th, 2025

Days on Market 29 Zoning R-3

# **Listing Details**

Listing Office CIR 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.