

# \$549,900 - 249 Waterford Way, Chestermere

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MLS® #A2267548

**\$549,900**

3 Bedroom, 3.00 Bathroom, 1,779 sqft  
Residential on 0.07 Acres

Waterford, Chestermere, Alberta

\*\*\*Celebrate the Season in Waterford â€“  
Limited \$15,000 Developer Savings  
Included\*\*\*

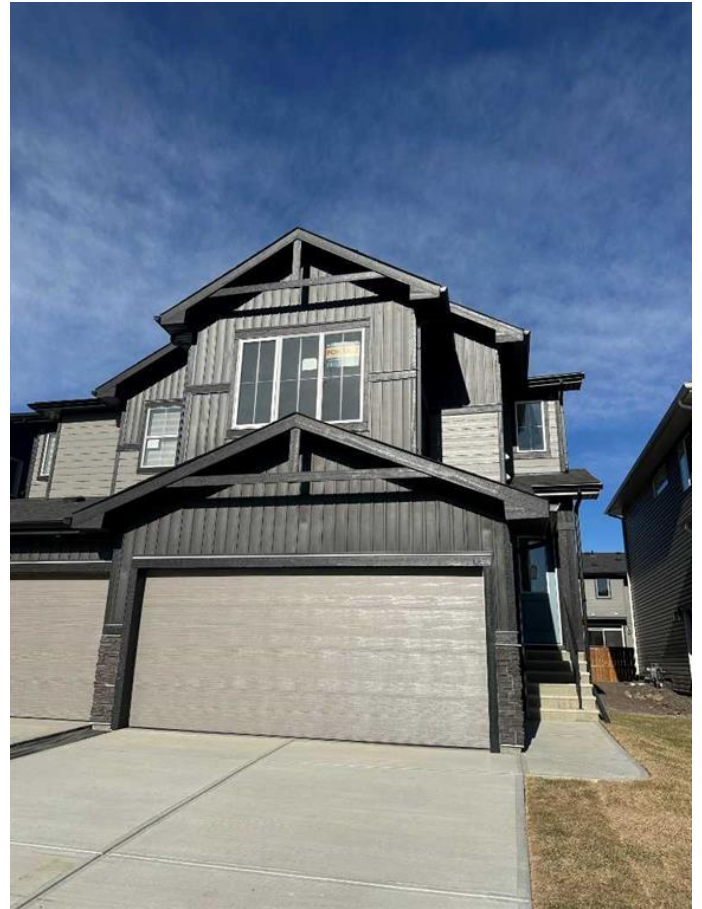
Welcome to the beautiful Waterton by Douglas Homes, located in the sought-after community of Waterford, Chestermere. This stunning duplex offers modern elegance and exceptional craftsmanship throughout.

Step inside to soaring 9â€™™ main floor ceilings and a bright open-concept layout featuring engineered hardwood floors, a cozy electric fireplace, and a designer kitchen with quartz countertops and premium finishes.

Upstairs, youâ€™™ll find a spacious bonus room, convenient upper-floor laundry, and three comfortable bedrooms. The luxurious primary suite includes a double vanity ensuite and a walk-in closet â€” designed for everyday comfort and style.

With quick possession available, this home is move-in ready and waiting for you to experience the best of Waterford living.

\*\*\*Unlock Your First Home with the GST Rebate! The First-Time Home Buyers' GST Rebate could save you up to \$50,000 on a new home! You must be 18+, a Canadian citizen or permanent resident, and haven't owned or lived in a home you or your spouse/common-law partner owned in the last



four years. This is a LIMITED-TIME opportunityâ€™ Homes placed under contract after May 27, 2025 are eligible, Terms and conditions are subject to the Government of Canada/CRA rules and guidelines. \*\*\*

Call today!

Built in 2025

### Essential Information

MLS® #	A2267548
Price	\$549,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,779
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	249 Waterford Way
Subdivision	Waterford
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2Z9

### Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior



Interior Features	Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full

## Exterior

Exterior Features	None
Lot Description	City Lot, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	October 29th, 2025
Days on Market	21
Zoning	R-3

## Listing Details

Listing Office	First Place Realty
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