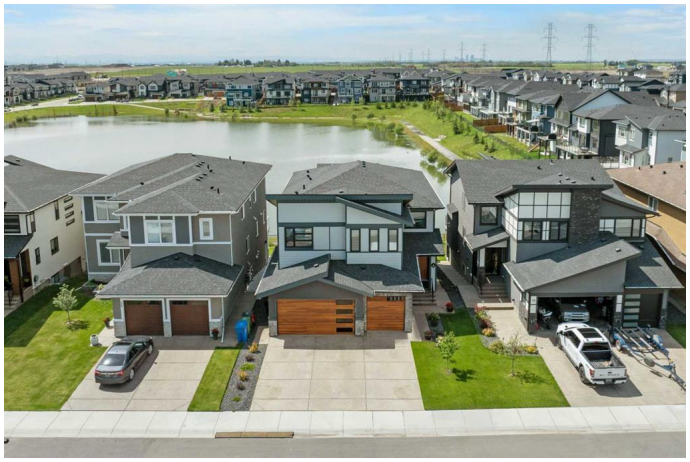
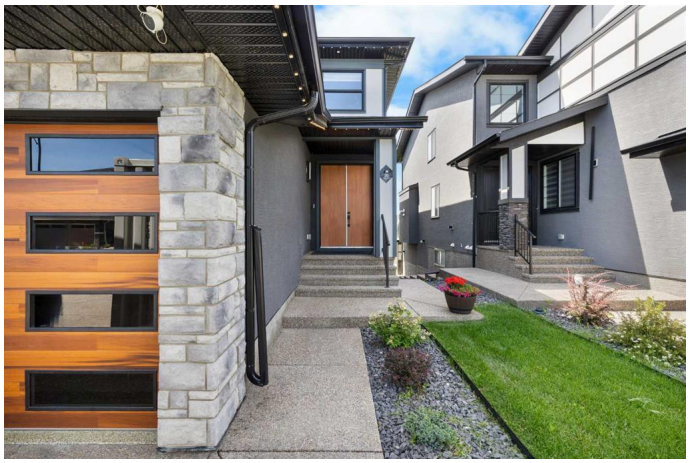
$1,429,000 - 20 Waterford Heights, Chestermere

MLS® #A2244021

$1,429,000
5 Bedroom, 6.00 Bathroom, 3,142 sqft
Residential on 0.11 Acres





Waterford, Chestermere, Alberta

Welcome to 20 Waterford Heights in Chestermereâ€”a breathtaking, fully developed, triple garage, luxury home offering 4,505 square feet of exceptional living space. Perfectly positioned backing onto a scenic pond and lush park with walking paths and a nearby playground, this residence delivers an unmatched blend of natural beauty and refined living.

At the heart of the home is a dramatic open-to-below great room with soaring ceilings, a grand feature staircase, and expansive windows dressed with premium motorized blindsâ€”filling the space with natural light and showcasing uninterrupted views of the water and green space. The layout is designed for both elegance and functionality, featuring premium finishes throughout, including custom cabinetry, quartz countertops, and high-end appliances. The chefâ€™s kitchen is a true showpiece, offering a large central island, generous workspace, and a separate spice kitchen for added versatility.

The main floor also features a spacious double-door office ideal for working from home, a functional mud room with built-in storage to keep things organized, and a seamless flow between living, dining, and kitchen spacesâ€”perfect for both family living and entertaining. Every detail has been thoughtfully considered to elevate day-to-day

comfort and convenience.

Upstairs, the home offers two luxurious master suites, each with stunning ensuites, in addition to a third bedroom and full bathroomâ€”providing flexibility for families or guests. The upper-level layout offers the perfect balance of private retreats and shared family space.

The fully developed walkout basement continues the theme of spacious, the two bedroom illegal basement suite offers, refined living with a full kitchen, full height windows, 2 bedrooms with full bathrooms each, and a large living area with simulation skylight panelsâ€”perfect for a media room, games area, or extended family living.

Outdoor living is maximized with patio decks on all three levelsâ€”offering multiple vantage points to enjoy the peaceful surroundings. Whether youâ€™re sipping coffee on the upper balcony, enjoying dinner on the main deck, or gathering with friends on the covered walkout patio, the home invites year-round enjoyment and connection to nature. Gemstone exterior lighting perfects the ambiance.

With its premium finishes, show-stopping design, and unbeatable location, 20 Waterford Heights is a rare and exceptional opportunity in one of Chestermereâ€™s most desirable communities. This is lakeside-inspired living at its finestâ€”modern, spacious, and move-in ready.

Just a few of the many upgrades include: Coffered ceilings, upgraded tile work and LED under lighting in vanities in all bathrooms, heated triple car garage with epoxy flooring and commercial drainage, 5 stage reverse osmosis water filter, 7.2 surround sound system throughout, maple

wood work and a smart home system.

Built in 2022

Essential Information

MLS® #	A2244021
Price	$1,429,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,142
Acres	0.11
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	20 Waterford Heights
Subdivision	Waterford
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 2M8

Amenities

Parking Spaces	8
Parking	Heated Garage, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Built-in Features, Central Vacuum, Closet Organizers, Kitchen Island, Smart Home, Sump Pump(s)
Appliances	Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Refrigerator, Washer, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Out

Exterior

Exterior Features	Balcony, BBQ gas line, Lighting
Lot Description	Creek/River/Stream/Pond, Landscaped, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	July 29th, 2025
Days on Market	3
Zoning	R-1

Listing Details

Listing Office	Century 21 Bravo Realty

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