$579,900 - 190 Dawson Harbour Rise, Chestermere

MLS® #A2264365

$579,900
3 Bedroom, 3.00 Bathroom, 1,817 sqft
Residential on 0.08 Acres

Dawson's Landing, Chestermere, Alberta

"BEST PRICED DETACHED HOME, OFFERING MUCH MORE THAN A TYPICAL LANED HOME, BUILT ON THE EXTRA WIDE LOT & WALKING DISTANCE TO AN UPCOMING DAWSON SCHOOL SITE." 1817.25 Sq. Ft. | 32 Ft. Wide Conventional Lot | Extra Wide Entry | Oversized Covered Front Porch | Bright & Open Main Floor | L-Shaped Fully Upgraded Rear Kitchen | Upstairs Bonus Room | Basement Separate Entrance | Concrete Parking Pad | Concrete Sidewalk | Lots of Front Parking and much more. Welcome to 190 Dawson Harbour Rise, a stunning property waiting to be your next home in quiet and peaceful Chestermere. You will notice that this home is WIDER THAN OTHER SIMILAR PROPERTIES ON THE STREET, the current homeowners paid extra to upgrade for an extra wide entry and an OVERSIZED FRONT PORCH. This provides a much-needed covered space to enjoy your summer days. The main level offers an open concept layout with BRIGHT LIVING, DINING AND KITCHEN AREA. You will notice the PRESENCE OF EXTRA WINDOWS on this level towards the front, both sides and rear, inviting tons of natural light. The L-SHAPED KITCHEN IS TUCKED IN ONE CORNER towards the rear of the main floor, thereby providing a FUNCTIONAL AND PRIVATE LAYOUT while you are cooking. Featuring DUAL TONE CABINETRY, an OVERSIZED ISLAND, upgraded HERRINGBONE STYLE BACKSPLASH and WALK-IN PANTRY, this

kitchen offers everything you need. This level also features a rear mudroom. Upstairs you will get 3 bedrooms, 2 full bathrooms, a central bonus room and a convenient laundry. The FLOORING OF THE BONUS ROOM is UPGRADED TO HARDWOOD. All 3 bedrooms are decent sized and feature OVERSIZED WINDOWS. Both bathrooms come with undermount sinks and the common bathroom is upgraded with a STANDING SHOWER. Basement offers you a further development opportunity as it comes included with a separate side entrance, 2 windows and mechanical tucked in the corner. Exterior work is already done for you, CONCRETE SIDEWALK AND REARWALK, CONCRETE PARKING PAD WITH CURBWALL and not to miss landscaped front & backyard. DONâ€™T MISS TO NOTICE EXTRA 9 FT. OF SPACE BESIDE PARKING PAD. This property has NO DIRECT FACING FRONT NEIGHBOR, thereby offering LOTS OF FRONT PARKING SPACE. Nearby you have Rainbow Creek Elementary & Chestermere Lake Middle School, an existing retail plaza that has Daycare, Gas Station, No Frills etc. There is also an upcoming retail plaza at the walking distance, East Hills shopping center is just a few minutes drive and with quick access to 17 Ave you are conveniently connected. Enjoy the peaceful living in serene Chestermere. Check the 3D tour and book your showing today.

Built in 2023

Essential Information

MLS® #	A2264365
Price	$579,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2

Half Baths	1
Square Footage	1,817
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	190 Dawson Harbour Rise
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 1Z6

Amenities

Amenities	Park, Playground
Parking Spaces	2
Parking	Additional Parking, Alley Access, On Street, Oversized, Parking Pad, Rear Drive

Interior

Interior Features	Breakfast Bar, Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Vinyl Windows
Appliances	Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other, Playground, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Interior Lot, Landscaped, Level, Rectangular Lot, See Remarks
Roof	Asphalt Shingle
Construction	Concrete, Mixed, Stone, Vinyl Siding, Wood Frame

Foundation	Poured Concrete

Additional Information

Date Listed	October 20th, 2025
Days on Market	11
Zoning	R-1P
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX iRealty Innovations

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