# \$485,000 - 448 West Lakeview Drive, Chestermere

MLS® #A2227468

### \$485,000

3 Bedroom, 3.00 Bathroom, 1,522 sqft Residential on 0.05 Acres

Dawson's Landing, Chestermere, Alberta

PRICE REDUCTION....WE FOUND JUST WHAT YOU'VE BEEN LOOKING FORâ€I.NO CONDO FEES in a beautiful OPEN AND AIRY plan. This 3 BEDROOM, 2 1/2 Bath townhome is move-in ready to accommodate your growing family. The inclusion of large windows and high ceilings is more than just a design choiceâ€"it is an investment in future comfort, and timeless elegance. These features transform ordinary into extraordinary space, enhancing the main living area. You will be delighted with the tasteful, fresh decor that provides ample space for each family member or guest. Gorgeous QUARTZ counters drape over nearly every horizontal surface including a huge Island for food preparation and entertaining. STAINLESS STEEL appliances include a SIDE-BY-SIDE REFRIGERATOR. DISHWASHER, MICROWAVE HOOD FAN and GAS STOVE. The SECOND FLOOR LAUNDRY allows for efficient use of time and convenient access. The large Prime Bedroom includes a sizable walk-in (with builtin organzer) and spa-like DUAL SINK ENSUITE that is a welcome delight during your busy morning preparations. The computer desk area, 4-piece main Bath and 2 more substantial bedrooms complete the second level. AIRCONDITIONED to deal with those hot summer days, this home also includes a WATER FILTRATION SYSTEM and a WATER SOFTENER. The LARGE DECK (with PERGOLA) immediately off the kitchen is a perfect escape for a quiet morning coffee or





evening BAR-B-QUE (with natural gas outlet). A double cement parking pad and unspoiled basement await your future plans. COMPARE THE VALUE... then Call your favourite realtor today to arrange your private viewing.

#### Built in 2020

### **Essential Information**

MLS® # A2227468 Price \$485,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2

Full Baths 2 Half Baths 1

Square Footage 1,522 Acres 0.05 Year Built 2020

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

# **Community Information**

Address 448 West Lakeview Drive

Subdivision Dawson's Landing

City Chestermere County Chestermere

Province Alberta
Postal Code T1X 2A4

### **Amenities**

Amenities None Parking Spaces 2

Parking Off Street, Parking Pad, RV Access/Parking

### Interior

Interior Features Breakfast Bar, Double Vanity, Granite Counters, High Ceilings, Open

Floorplan, Recessed Lighting

Appliances Central Air Conditioner, Dis

Washer, Window Coverings,

Softener

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Full, Unfinished

**Exterior** 

Exterior Features BBQ gas line

Lot Description Back Yard, Front Yard, Landscaped, Street Lighting

Roof Asphalt Shingle

Construction Wood Frame, Concrete, Vinyl Siding

Foundation Poured Concrete

### **Additional Information**

Date Listed June 5th, 2025

Days on Market 152

Zoning R3

HOA Fees 210

HOA Fees Freq. ANN

## **Listing Details**

Listing Office Real Estate Professionals Inc.

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