

# \$569,900 - 288 Waterford Heath, Chestermere

MLS® #A2207804

**\$569,900**

3 Bedroom, 3.00 Bathroom, 1,333 sqft  
Residential on 0.07 Acres

NONE, Chestermere, Alberta

Ready in 2-3 months! This stunning Fernie plan by Douglas Homes, a trusted Master Builder, is under construction and will be ready for you to move in soon! Designed with luxury in mind, this home features high-end finishes throughout, including engineered hardwood floors, 9-ft knockdown ceilings, and 8-ft doors on the main level. The chef-inspired kitchen boasts quartz countertops, undermount sinks, and a spacious pantry, while the great room offers a feature wall with an electric fireplace, creating a perfect blend of style and warmth.

The open-concept layout floods the main floor with natural light thanks to large windows. The kitchen is equipped with a huge island, soft-close cabinets, and an upgraded appliance package, including a microwave/hood fan combo, smooth-top electric range, refrigerator, and dishwasher. Upstairs, the generous Primary Bedroom features a 3-piece ensuite and a walk-in closet, while two additional good-sized rooms share a full bathroom and a convenient linen closet.

Enjoy the convenience of an upstairs laundry area, and envision the potential in the unfinished basement, complete with rough-in plumbing for your future plans. The home also includes front landscaping, a rear parking pad, and basement side entry.

Note: Front elevation and interior photos are of



a model home and for illustrative purposes only. Actual style, interior colors, and finishes may vary. Call today!

Built in 2025

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2207804    |
| Price          | \$569,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,333       |
| Acres          | 0.07        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 288 Waterford Heath |
| Subdivision | NONE                |
| City        | Chestermere         |
| County      | Chestermere         |
| Province    | Alberta             |
| Postal Code | T1X 2Z6             |

**Amenities**

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator                      |
| Heating           | Forced Air  |
| Cooling           | None  |

|                 |                  |
|-----------------|------------------|
| Fireplace       | Yes              |
| # of Fireplaces | 1                |
| Fireplaces      | Electric         |
| Has Basement    | Yes              |
| Basement        | Full, Unfinished |

### Exterior

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

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 44              |
| Zoning         | R-1P            |

### Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | First Place 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.