

\$405,000 - 905, 33 Merganser Drive W, Chestermere

MLS® #A2268972

\$405,000

2 Bedroom, 3.00 Bathroom, 1,324 sqft

Residential on 0.00 Acres

Chelsea_CH, Chestermere, Alberta

Welcome to this stylish 3-level townhouse in the growing community of Chelsea, Chestermere. Built in 2023, this modern home offers a bright, open layout with light-coloured finishes and stainless steel appliances in the kitchen making it bright and beautiful for hosting. The dining area leads to a private balcony, perfect for enjoying fresh air or outdoor meals.

Upstairs features 2 spacious bedrooms and 2.5 bathrooms, including a well-designed primary suite. The convenient upper-level laundry, located beside the primary bedroom, adds everyday practicality. The home also includes a tandem attached garage with space for two vehicles and driveway parking for added convenience.

Located close to Chestermere Lake, parks, schools, shopping, and quick access to Calgary via Highway 1, this home offers a low-maintenance lifestyle in a modern, family-friendly community.

Built in 2023

Essential Information

MLS® #	A2268972
Price	\$405,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	1,324
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	905, 33 Merganser Drive W
Subdivision	Chelsea_CH
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X2S3

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 4th, 2025
-------------	--------------------

Days on Market	2
Zoning	R4

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.