



**22 Waterford Mews
Chestermere, Alberta**

MLS # A2292156



\$609,900

| | | | |
|------------------|---------------------------------|---------------|------------------|
| Division: | Waterford | | |
| Type: | Residential/Duplex | | |
| Style: | 2 Storey, Attached-Side by Side | | |
| Size: | 1,937 sq.ft. | Age: | 2025 (1 yrs old) |
| Beds: | 4 | Baths: | 3 |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.08 Acre | | |
| Lot Feat: | Back Yard, Rectangular Lot | | |

| | | | |
|--------------------|--|-------------------|-----|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R-3 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Bar, Double Vanity, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s) | | |

Inclusions: N/A

Welcome to the brand new community of Waterford! This amazing Semi-Detached Front-Drive Garage Duplex is great at a fantastic price point and includes a Bedroom and Full Bathroom on the Main floor! This 4-bedroom, 3-bathroom beautiful home is Perfect for growing families. The main level features a front porch entrance, a Full bathroom with a shower and a bedroom on the main floor with a closet, chic kitchen with a nice size pantry, a family room with an Open to Above feature and cozy nook. The Upper floor features a nice size primary bedroom with a walk-in closet and 4 piece ensuite with a total of 3 bedrooms, laundry room plus a Large Bonus Room. The basement is ready for your development and has a Separate entrance! Possession will be April 2026. Call to book your private showing today!