

\$639,000 - 103 Dawson Harbour Hill, Chestermere

MLS® #A2262176

\$639,000

5 Bedroom, 4.00 Bathroom, 1,646 sqft

Residential on 0.10 Acres

Dawson's Landing, Chestermere, Alberta

*****Location! Location! Location!*****

Attention first-time home buyers and investors
â€™ hereâ€™™s your chance to own a fully
finished 5 bedroom, 3.5 bath corner detached
home with a illegal-suite ready basement in
the desirable new community of Dawsonâ€™™s
Landing, Chestermere.

This beautiful 2-storey home is built with pride
and packed with upgrades:

9â€™™ ceilings and quartz countertops
throughout

Modern stainless steel appliances with
breakfast bar

Extra corner-lot windows for natural light

Spacious bedrooms, all with walk-in closets

Convenient second-floor laundry

Rear parking pad
side entrance for private basement access

The basement is designed as a 2-bedroom
illegal suite, complete with a large living room,
kitchen, and full bathroom â€™™ perfect for
generating rental income to help pay off your
mortgage faster!



Affordable | Income Potential |

Family-Friendly Community

This home is a must-see if you’re looking for value, space, and opportunity in Chestermere.

Call your favorite realtor today to book a private showing!

Built in 2021

Essential Information

MLS® #	A2262176
Price	\$639,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,646
Acres	0.10
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	103 Dawson Harbour Hill
Subdivision	Dawson's Landing
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X2A2

Amenities

Parking Spaces	4
Parking	Off Street, On Street, Parking Pad

Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home, Open Floorplan,
-------------------	---

	Recessed Lighting, Separate Entrance
Appliances	Electric Stove, ENERGY STAR Qualified Dishwasher, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, City Lot, Corner Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 3rd, 2025
Days on Market	24
Zoning	RC1

Listing Details

Listing Office	MaxWell Gold
----------------	--------------

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.