

\$539,900 - 344 Waterford Boulevard, Chestermere

MLS® #A2255583

\$539,900

3 Bedroom, 3.00 Bathroom, 1,421 sqft

Residential on 0.07 Acres

Waterford, Chestermere, Alberta

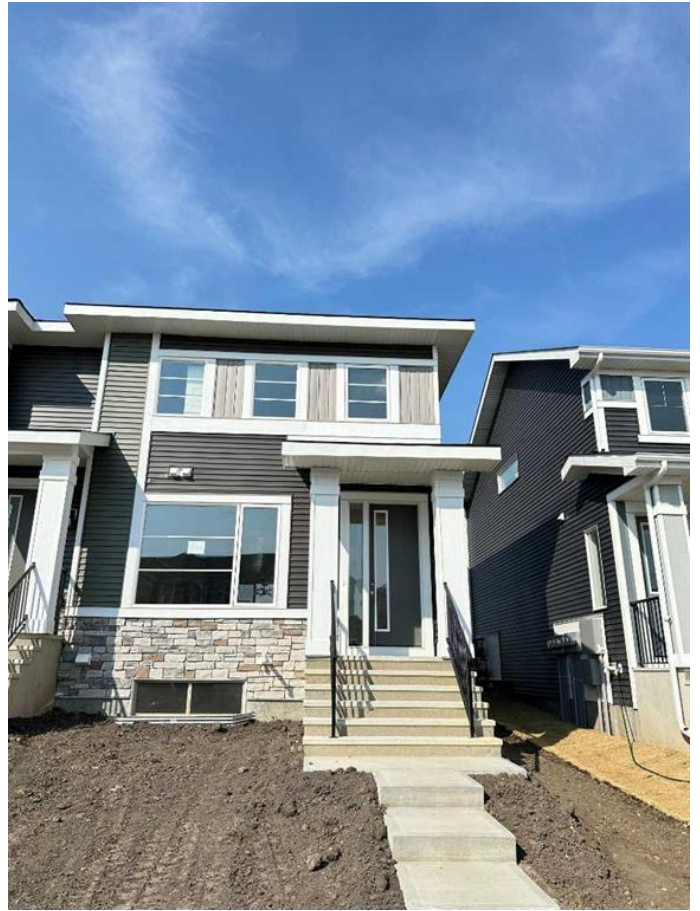
Welcome to the Glasgow Model by Douglas Homes, a beautifully designed end-unit townhouse in the heart of Waterford, Chestermere. Offering 1,420.8 sq ft of thoughtfully planned living space, this home combines comfort, style, and functionality.

Step inside to discover a bright and open layout featuring 3 spacious bedrooms and 2.5 bathrooms, perfect for growing families or first-time buyers. The main floor showcases a modern kitchen with a seamless flow into the dining and living areas, making it ideal for both everyday living and entertaining.

The upper level hosts a large primary bedroom with a private ensuite and walk-in closet, along with two additional bedrooms and a full bath. An unfinished basement provides endless possibilities for customization—whether you envision a home gym, office, or extra living space.

Outside, you™ll love the convenience of a detached double car garage, treated wood deck, along with a fully landscaped and fenced yard ready for family gatherings or summer BBQs. As an end unit, this home offers extra windows, added privacy, and plenty of natural light.

Located in the vibrant community of Waterford, you™ll enjoy nearby parks, pathways, schools, and easy access to Chestermere



Lake and Calgary.

Don't miss the opportunity to own this stylish and functional home in one of Chestermere's most sought-after neighborhoods! Unlock Your First Home with the GST Rebate! The First-Time Home Buyers' GST Rebate could save you up to \$50,000 on a new home! You must be 18+, a Canadian citizen or permanent resident, and haven't owned or lived in a home you or your spouse/common-law partner owned in the last four years. This is a LIMITED-TIME opportunity! Homes placed under contract after May 27, 2025 are eligible, Terms and conditions are subject to the Government of Canada/CRA rules and guidelines. Call today!

Built in 2025

Essential Information

MLS® #	A2255583
Price	\$539,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,421
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	344 Waterford Boulevard
Subdivision	Waterford
City	Chestermere
County	Chestermere
Province	Alberta



Postal Code T1X2Z7

Amenities

Parking Spaces 2
Parking Double Garage Detached
of Garages 2

Interior

Interior Features High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters
Appliances Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator
Heating Forced Air
Cooling None
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Features None
Lot Description Back Lane, City Lot, Landscaped, Rectangular Lot
Roof Asphalt Shingle
Construction Mixed
Foundation Poured Concrete

Additional Information

Date Listed September 9th, 2025
Days on Market 11
Zoning R-3

Listing Details

Listing Office eXp 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.