

# \$749,000 - 30 Waterford Mews, Chestermere

MLS® #A2236158

**\$749,000**

3 Bedroom, 3.00 Bathroom, 1,942 sqft  
Residential on 0.08 Acres

Waterford, Chestermere, Alberta

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 New Blinds! This 3-bedroom, 2.5-bathroom is almost 2000 square foot home and has a Walk-out Basement. The main level features a front porch entrance, a Full bathroom with a shower and a Den on the main floor with a closet, chic kitchen with a 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 and laundry plus a Large Bonus Room. The basement is ready for your development and has a Separate entrance! Possession will be December 2025. Call to book your private showing today!

Built in 2025

## Essential Information

MLS® #	A2236158
Price	\$749,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,942
Acres	0.08
Year Built	2025
Type	Residential

### Blinds Included With Your New Home

A polished finish, no extra cost.  
Free blinds on select Waterford  
townhomes and duplex homes—  
limited time only!

Explore Homes | Tour Today | Learn More



**35**  
Prominent  
Homes

**WATERFORD, CHESTERMERE**



## MOVE-IN READY!

### \$749,000

FALL / WINTER 2025



**Aspen Duplex**

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 NEW Blinds!

- 3 or 4 bedroom option with Walk out Basement
- Chic Kitchen
- Main floor full bath
- Side Entrance
- Large Bonus room
- Front Porch

**ASPEN**



3/4 Bedrooms



3 Bathroom



Walk out Basement

403-402-3346  
Manjot Mangat

Manjot@prominenthomes.ca  
prominenthomes.ca

Showhome Address:  
241 Waterford Heath



Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	30 Waterford Mews
Subdivision	Waterford
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X3B4

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Bar, Double Vanity, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished, Walk-Out

### Exterior

Exterior Features	Lighting
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 4th, 2025
Days on Market	63

Zoning

R-3

## **Listing Details**

Listing Office

eXp Realty

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