

# \$569,900 - 537 Clearwater Heath, Chestermere

MLS® #A2223923

## \$569,900

3 Bedroom, 3.00 Bathroom, 1,830 sqft  
Residential on 0.08 Acres

N/A, Chestermere, Alberta

Home awaits in one of Chestermere's newest communities, Clearwater Park! The perfect blend of small town charm with modern amenities. Full access to the community clubhouse with an indoor swimming pool, school sites with playfields, skating rinks, sports courts, and numerous walking paths! This amazing new home, 'The Drake' offers approx. 1832 SQFT of living space and features a semi-traditional floor plan with a large living area, spacious eat-in kitchen and a den just off the kitchen. Upstairs you'll enjoy added space with a large bonus room, 3 well-appointed bedrooms including a primary suite designed with two in mind! **\*\*PLEASE NOTE\*\*** PICTURES ARE OF SHOW HOME/RENDERINGS; ACTUAL HOME, PLANS, FIXTURES, AND FINISHES MAY VARY AND ARE SUBJECT TO AVAILABILITY/CHANGES WITHOUT NOTICE\*\*

Built in 2025

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2223923  |
| Price          | \$569,900 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,830     |



|            |             |
|------------|-------------|
| Acres      | 0.08        |
| Year Built | 2025        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 537 Clearwater Heath |
| Subdivision | N/A                  |
| City        | Chestermere          |
| County      | Chestermere          |
| Province    | Alberta              |
| Postal Code | T1X 1H0              |

### **Amenities**

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### **Interior**

|                   |                                  |
|-------------------|----------------------------------|
| Interior Features | See Remarks                      |
| Appliances        | None                             |
| Heating           | Forced Air, Natural Gas          |
| Cooling           | None                             |
| Fireplace         | Yes                              |
| # of Fireplaces   | 1                                |
| Fireplaces        | Electric, Living Room            |
| Has Basement      | Yes                              |
| Basement          | Exterior Entry, Full, Unfinished |

### **Exterior**

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | See Remarks     |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

### **Additional Information**

|             |                |
|-------------|----------------|
| Date Listed | May 22nd, 2025 |
|-------------|----------------|

|                |     |
|----------------|-----|
| Days on Market | 88  |
| Zoning         | R-2 |

## **Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Century 21 All Stars Realty Ltd. |
|----------------|----------------------------------|

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