

# \$675,000 - 140 Hawkmere View, Chestermere

MLS® #A2219790

## \$675,000

3 Bedroom, 3.00 Bathroom, 1,972 sqft  
Residential on 0.13 Acres

Westmere, Chestermere, Alberta

Visit REALTOR® website for additional information. Stunning home in sought-after Westmere boasts 1971 sq. ft. (plus a partially finished basement). This home is move-in ready with a glowing April 2025 property inspection. Walking distance to top schools, shopping, parks, and Chestermere Lake. Features include solar panels and a 2022 roof that offsets electricity costs, A/C, a double garage with 220V outlet, and the potential to develop a legal basement suite (plans and ductwork ready). The main floor boasts hardwood, granite counters, gas range with double oven, wood fireplace, and walk-in pantry. Upstairs offers a bonus room with gas fireplace, 3 bedrooms including a large primary with ensuite and walk-in. Enjoy a west-facing yard with underground sprinklers, raised gardens, shade sails, and multi-level deck. Smart thermostat, newer appliances, and tons of upgrades throughout!

Built in 2006



## Essential Information

MLS® #	A2219790
Price	\$675,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,972

Acres	0.13
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	140 Hawkmere View
Subdivision	Westmere
City	Chestermere
County	Chestermere
Province	Alberta
Postal Code	T1X 1T7

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached, Off Street
# of Garages	2

### **Interior**

Interior Features	Central Vacuum, Granite Counters, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, See Remarks, Standard Shaped Lot, Treed, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding

Foundation            Poured Concrete

### **Additional Information**

Date Listed            May 10th, 2025

Days on Market        1

Zoning                  R-1

### **Listing Details**

Listing Office           PG Direct Realty Ltd.

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