

**231 Hawkmere Road**  
**Chestermere, Alberta**

**MLS # A2303651**



**\$650,000**

|                  |  |               |                   |
|------------------|--|---------------|-------------------|
| <b>Division:</b> | Westmere   |               |                   |
| <b>Type:</b>     | Residential/House  |               |                   |
| <b>Style:</b>    | 2 Storey   |               |                   |
| <b>Size:</b>     | 1,990 sq.ft.   | <b>Age:</b>   | 2005 (21 yrs old) |
| <b>Beds:</b>     | 5  | <b>Baths:</b> | 3 full / 1 half   |
| <b>Garage:</b>   | Double Garage Attached   |               |                   |
| <b>Lot Size:</b> | 0.12 Acre  |               |                   |
| <b>Lot Feat:</b> | Back Yard, City Lot, Few Trees, Front Yard, Private, Street Lighting |               |                   |

|                    |                                |                   |     |
|--------------------|--------------------------------|-------------------|-----|
| <b>Heating:</b>    | Forced Air                     | <b>Water:</b>     | -   |
| <b>Floors:</b>     | Carpet, Ceramic Tile, Laminate | <b>Sewer:</b>     | -   |
| <b>Roof:</b>       | Asphalt Shingle                | <b>Condo Fee:</b> | -   |
| <b>Basement:</b>   | Full                           | <b>LLD:</b>       | -   |
| <b>Exterior:</b>   | Vinyl Siding, Wood Frame       | <b>Zoning:</b>    | R-1 |
| <b>Foundation:</b> | Poured Concrete                | <b>Utilities:</b> | -   |

**Features:** Bookcases, Breakfast Bar, Built-in Features, Double Vanity, Dry Bar, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Walk-In Closet(s)

**Inclusions:** Hot Tub AS IS, Garage Furnace AS IS, Security Equipment

Welcome to 231 Hawkmere Crescent, a beautifully maintained and extensively updated family home in the heart of Chestermere. Offering a functional and spacious layout, this home features granite countertops, a raised breakfast bar, and a convenient walk-thru mudroom, with fresh paint throughout creating a clean, modern feel. The living room is warm and inviting with a cozy gas fireplace, perfect for everyday living and entertaining. The upper level includes a massive bonus room that has been fully enclosed, offering flexibility as a large fourth bedroom, along with convenient upstairs laundry. The primary suite is generously sized and complete with a 5-piece ensuite featuring a corner jacuzzi tub, oversized shower, and a large walk-in closet. The fully developed basement adds even more living space with a rec room, bar area, full bathroom, and den&ampmdashperfect for entertaining or additional family use. The insulated and drywalled garage adds year-round comfort and practicality. Recent upgrades provide peace of mind, including a brand new roof (2026), newer furnace and hot water tank, newer washer and dryer, central air conditioning, full interior repaint, and a brand new dishwasher. The backyard is truly family-friendly, featuring a fully rebuilt deck with BBQ gas line, additional storage underneath, and plenty of space to relax or play. Ideally located close to schools, shopping, and with easy access into Calgary, this is a move-in ready home offering exceptional value in a desirable community.