

\$450,000 - 96 Copperstone Cove Se, Calgary

MLS® #A2110328

\$450,000

3 Bedroom, 3.00 Bathroom, 1,991 sqft

Residential on 0.05 Acres

Copperfield, Calgary, Alberta

MOVE IN READY AND FRESHLY PAINTED.

Welcome to this exceptional END UNIT in Copperfield Chalet. Boasting over 1800 sqft of above-grade living space across 3 floors, including a ground floor with a south-facing walkout onto a picturesque green space with winding paths and a natural reserve, this home offers a lifestyle of tranquility and spaciousness.

Among the largest townhomes in Calgary, this residence presents a rare investment opportunity or an ideal space for growing families. With 4 generously sized bedrooms and 3 bathrooms, morning routines are effortless, and hosting gatherings is a breeze. The main floor welcomes you with a sprawling open concept living room, dining area, and kitchen, complemented by a bonus room perfect for a breakfast nook, home office, or creative space for your little ones to enjoy while you prep meals for the week. Step onto the south-facing balcony for a panoramic view over the pond and green space, creating an idyllic setting for unwinding with your favourite beverage under the warm evening sun.

Convenience reigns on the upper level with a dedicated laundry room servicing 3 large bedrooms and 2 full bathrooms, including the spacious primary suite featuring a walk-in closet and ensuite bath.

Nestled within a stellar complex offering visitor parking and access to pathways, this home is within walking distance to an array of amenities such as parks, schools, a



community centre, tennis courts, and a skating rink. Easy access to 130th Ave, Deerfoot, and Stoney Trail further enhances the convenience of living in this desirable location. And there's more – enjoy the added convenience of a double attached garage and double parking pad, ensuring ample space for vehicles and storage. This property is truly a MUST SEE, offering the perfect blend of comfort, style, and accessibility.

Built in 2007

Essential Information

MLS® #	A2110328
Price	\$450,000
Sold Price	\$510,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,991
Acres	0.05
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	96 Copperstone Cove Se
Subdivision	Copperfield
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0L5

Amenities

Amenities	Parking, Snow Removal, Visitor Parking
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Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	High Ceilings, Kitchen Island
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 1st, 2024
Date Sold	March 4th, 2024
Days on Market	3
Zoning	M-G d44
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Benchmark
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