

\$559,000 - 172 Copperpond Parade Se, Calgary

MLS® #A2113293

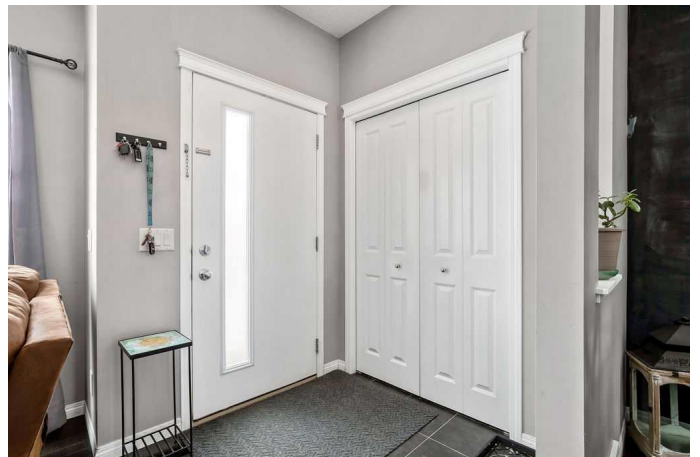
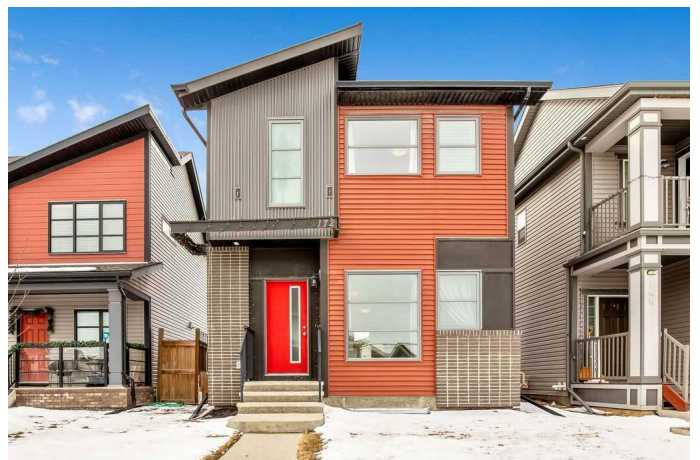
\$559,000

3 Bedroom, 4.00 Bathroom, 1,261 sqft

Residential on 0.07 Acres

Copperfield, Calgary, Alberta

Welcome to this modern two-storey, 3 bdrm and 3.5 bath home with 1259 sqft (AG) available for sale in the SE family-friendly community of Copperfield. With an east-facing foyer, you are immediately ushered into the living area which is in an open concept fashion with the dining and kitchen areas.. The main floor has 9foot ceilings and large windows, bringing in natural light from all angles, creating that warm home feeling. There are gleaming maple hardwood floors throughout with the exception of the tiled mudroom and 2-piece bath at the rear entrance. The galley style kitchen is outfitted with modern, white cabinetry, an island with double under-counter sinks, granite countertops, stainless steel appliances and a pantry for added storage. The second boasts a primary bedroom with a 4 piece ensuite bathroom. Two additional, decent-sized bedrooms share a second 4-piece bath. The lower level which has been recently renovated offers 9 foot ceilings, a very spacious living area which can be used as a recreation room, a wet bar area. Another full 3 piece bath, the laundry and mechanical room completes this level. The large windows on this level makes it very bright during the day. To make life better all around this home features central air conditioning! Both front and back yards include landscaping with grass and the back yard has an additional portion covered with decorative rock and a fire pit. The back yard is fully fenced and accessed from the deck which is ideal for outdoor dining. On



street parking is available but the back lane, which is paved, offers access to a double detached garage. There are many nearby amenities including access to Stoney and MacLeod Trails, 52nd Street SE, transit, recreational conveniences i.e. tennis courts, skate parks, community association, schools (elementary and junior high) and major shopping on both MacLeod Trail and 130 Avenue SE. This home is well maintained, very open and welcoming and would make an ideal nest in which to raise your family.

Built in 2014

Essential Information

MLS® #	A2113293
Price	\$559,000
Sold Price	\$555,500
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,261
Acres	0.07
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	172 Copperpond Parade Se
Subdivision	Copperfield
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 5B2

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Wet Bar
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Courtyard, Private Yard
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 11th, 2024
Date Sold	April 4th, 2024
Days on Market	24
Zoning	R-1N
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.