

\$739,900 - 135 Chapman Circle Se, Calgary

MLS® #A2148721

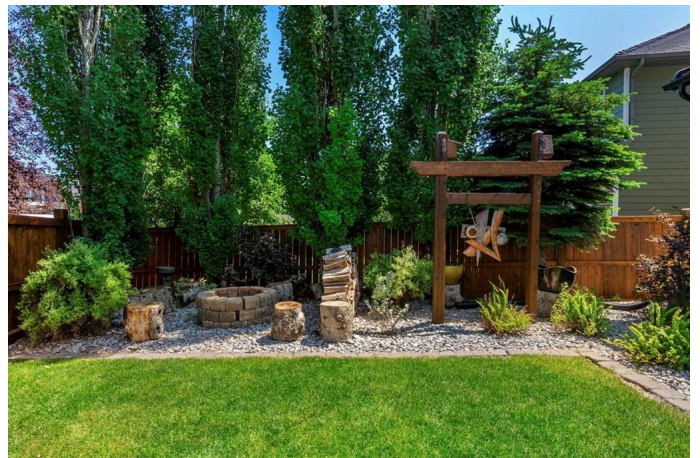
\$739,900

3 Bedroom, 4.00 Bathroom, 1,898 sqft

Residential on 0.10 Acres

Chaparral, Calgary, Alberta

Location! Location! Sides onto the Park in desirable Lake Chaparral. This is the original owner with almost 1900 sq. Ft. and custom-built by Cardel Homes. Upon entry you will be impressed with architectural details including numerous niches and ledges to display artwork and the beautiful onsite Maple Hardwood flooring and custom Maple railings. The warm flooring is complimented by the neutral color palette in this stunning 2 Storey, 3 bed fully developed home. The open floor plan design is sure to impress with spacious rooms allowing for clear sight lines and the perfect design to entertain in. The main floor is an entertainer's dream with your entertaining rooms all connected, creating clear sight lines and allowing the conversations to flow seamlessly. The living room has an abundance of windows bringing into that natural light, and features a cozy gas burning fireplace with stone facing and natural wood mantle, and flanked on either side by windows,. Your chef's kitchen features an eat-at island, gorgeous white and grey toned granite counters, a ton of cupboard space including 10 pullout drawers, a corner pantry and stainless steel appliance package, plus a great size dining room complete with oversized window overlooking the serene backyard and provides access to your rear concrete patio – perfect for that indoor-outdoor entertaining! Conveniently tucked away on the main floor is a 2 piece powder, convenient for your guests. There is designated mud/ laundry room



complete with a ton of storage and cabinetry on the main floor and provides access directly to your garage. The second level features a stunning bonus room complete with floor to ceiling built-inâ€™s and custom lighting. The bonus room is large enough to accommodate an office area and provides that cozy atmosphere to curl up and watch a movie or play a game with the kids. The oversized primary suite is ideal for relaxing, complete with ceiling fan and spa like 5 piece ensuite complete with soaker tub, separate shower and double vanity and huge walk-in closet. The upper level also features 2 more additional large bedrooms, each with an organized closet and 4 piece main bathroom. The fully finished lower level is enormous and contains a large family room, a closet huge 2 piece, storage and utility rooms. The basement family room is designed to add a short wall to create a large 4th bedroom. There is a double attached garage for parking as well as driveway to accommodate an additional 2 vehicles. The huge rear concrete patio with a poured concrete step is perfect to relax and unwind and appreciate the thoughtfulness and serene design of the landscaping with a new back fence. The yard provides you with low level maintenance and established gardens and is located next to a large park! Plus this impressive home is only a couple of minutes to the Lake!

Built in 2003

Essential Information

MLS® #	A2148721
Price	\$739,900
Sold Price	\$734,000
Bedrooms	3
Bathrooms	4.00
Full Baths	2

Half Baths	2
Square Footage	1,898
Acres	0.10
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	135 Chapman Circle Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3T9

Amenities

Amenities	Park
Parking Spaces	2
Parking	Concrete Driveway, Double Garage Attached

Interior

Interior Features	Bookcases, Ceiling Fan(s), Closet Organizers, Central Vacuum, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garburator, Garage Control(s), Humidifier, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Water Softener
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Stone
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Private Yard
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Lot Description	Cul-De-Sac, Landscaped, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 13th, 2024
Date Sold	October 7th, 2024
Days on Market	24
Zoning	R-1
HOA Fees	375.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Estate Professionals Inc.
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