

\$575,000 - 45 Chaparral Valley Park Se, Calgary

MLS® #A2157476

\$575,000

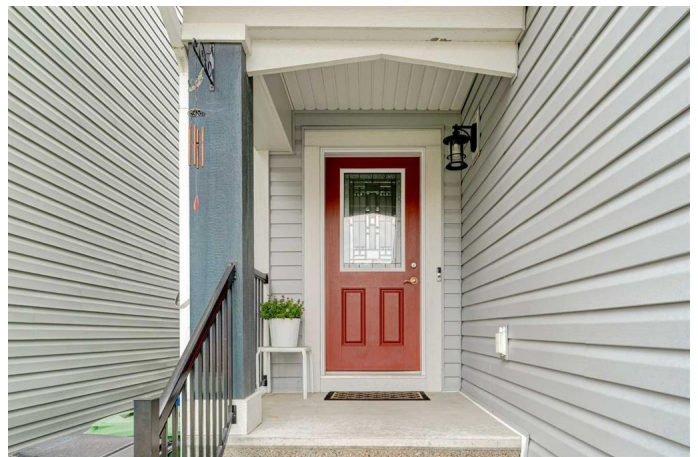
3 Bedroom, 3.00 Bathroom, 1,694 sqft

Residential on 0.07 Acres

Chaparral, Calgary, Alberta

3 BEDROOMS | 2 1/2 BATHROOMS |
2-STOREY | 1,694 SQFT | SINGLE
ATTACHED OVERSIZED GARAGE |
LANDSCAPED YARD & COMPOSITE DECK |

CUL-DE-SAC | Welcome to this well kept starter home in the community of Chaparral. The main floor open-concept living area features 9' ceilings, hardwood floors, Hunter Douglas blinds and large windows opening onto a landscaped backyard with spacious composite deck. The kitchen features a peninsula island with eating bar, new oven (2023) and dishwasher (2022), and plenty of counter and cabinet space. The attached dining area and living room to provide ample space to entertain. Just off the living area, enjoy the large 19' x 10' composite deck with privacy wall for summer bbqs in your fully fenced landscaped backyard. The main floor also includes a convenient powder room and plenty of closet space. Upstairs, you'll find a large sunken family room perfect for movie nights or a kids play room. The large master retreat with 4-piece ensuite washroom is perfect for relaxing after a long day. Two additional bedrooms with closets, 4-piece bathroom, and laundry room complete the second floor. This home also includes a convenient oversized attached single garage as well as room to fit two additional cars on the driveway. The basement has roughed in plumbing and is ready for you to add your own personal touch! Enjoy being located in a cul-de-sac with little traffic in front of your



home and close to playgrounds, walking paths, Fish Creek Park and Blue Devil Gold Course. This home also has great access to Stoney Trail and Macleod Trail! Don't miss your chance to own this home today!

Built in 2013

Essential Information

MLS® #	A2157476
Price	\$575,000
Sold Price	\$600,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,694
Acres	0.07
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	45 Chaparral Valley Park Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0T5

Amenities

Parking Spaces	3
Parking	Front Drive, Oversized, Single Garage Attached

Interior

Interior Features	Bathroom Rough-in, Breakfast Bar, Ceiling Fan(s), High Ceilings, No Smoking Home, Open Floorplan
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Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Cul-De-Sac, Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2024
Date Sold	August 30th, 2024
Days on Market	9
Zoning	R-2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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