

\$649,000 - 250 Chapalina Place Se, Calgary

MLS® #A2165844

\$649,000

3 Bedroom, 3.00 Bathroom, 1,632 sqft
Residential on 0.12 Acres

Chaparral, Calgary, Alberta

Lake living at its finest! Welcome to 250 Chapalina Place.

This beautiful house is designed for family living, offering a blend of style, convenience, and community amenities.

With almost 2300 square feet of developed space this 3 bedroom home has a fully finished basement, plenty of storage with a warm and comfortable open plan design. The kitchen and eating area have abundant natural light from the garden doors that lead to a deck and a huge fully-landscaped west facing backyard. The kitchen has warm wood countertops and a corner pantry. The open plan living room has a gas fireplace with a wood mantle. Completing the main level is a generous back entrance with laundry and 2 piece powder room.

Upstairs, there are three bedrooms. The primary bedroom has a walk-in closet and a jetted soaker tub. The large garage can fit a full-sized truck, providing secure parking and extra storage.

A highlight of the property is the massive west-facing backyard that is perfect for kids and entertaining. There is a fire pit, large custom shed, and a 20' X 13' deck accessed through garden doors from the kitchen. There is direct access to a walking path behind the house, ideal for walking dogs. Recent upgrades include a new hot water tank,



humidifier, siding, shingles, and gutters in 2022.

Located on a quiet street close to schools, this home offers access to Lake Chaparral, where you can enjoy swimming, beaches, basketball, tennis/pickleball, boat rentals, fishing, horseshoe pits, volleyball, BBQs, and skating in the winter. Book a showing today, you'll be impressed by this clean and tidy family home.

Built in 1999

Essential Information

MLS® #	A2165844
Price	\$649,000
Sold Price	\$649,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,632
Acres	0.12
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	250 Chapalina Place Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3P4

Amenities

Amenities	Beach Access, Boating, Clubhouse, Park, Picnic Area, Playground, Racquet Courts
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Parking Spaces	4
Parking	Double Garage Attached, Ins

Interior

Interior Features	French Door, Jetted Tub, Kitchen Island, Hardwood Floors, Granite Wood Counters
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Gas Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Private Yard, Storage Shed
Lot Description	Backs on to Park/Green Space, Fully Landscaped, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete



Additional Information

Date Listed	September 14th, 2024
Date Sold	September 20th, 2024
Days on Market	6
Zoning	R-1
HOA Fees	372.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	TREC The Real Estate Company
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