\$459,000 - 23 Chaparral Ridge Terrace Se, Calgary

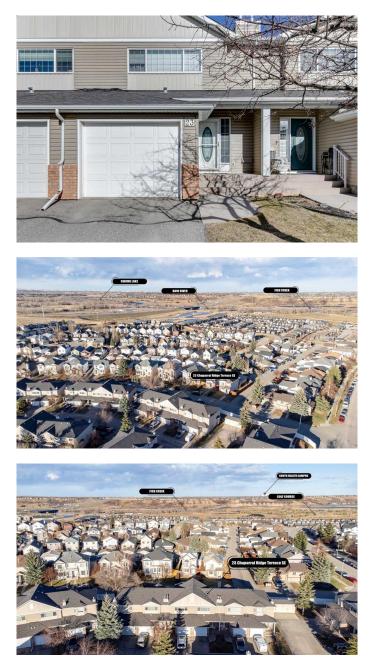
MLS® #A2211099

\$459,000

3 Bedroom, 3.00 Bathroom, 1,257 sqft Residential on 0.04 Acres

Chaparral, Calgary, Alberta

JUST WHAT YOU'VE BEEN WAITING FOR !!! This STUNNING TOWNHOME is Perched on the BEAUTIFUL RIDGE in CHAPARRAL, FEATURING " 3 BEDROOMS " + " ATTACHED FRONT-DRIVE GARAGE " a PARKING PAD for a SECOND CAR, a FULLY DEVELOPED BASEMENT, and **CENTRAL AIR CONDITIONING. The MAIN** FLOOR invites Warmth and Comfort with its BEAUTIFUL LAMINATE FLOORING, a COZY FIREPLACE in the living room, and LARGE WINDOWS that FLOOD the SPACE with NATURAL LIGHT, CREATING a VIBRANT and UPLIFTING ATMOSPHERE. The STYLISH KITCHEN, EQUIPPED with **UPGRADED STAINLESS STEEL** APPLIANCES, a GOOD-SIZED PANTRY, and ELEGANT CABINETS, is a DREAM for any HOME CHEF. It seamlessly flows to the generously sized dining area and living room, making it PERFECT FOR FAMILY GATHERINGS and CONNECTION. Step out to the PRIVATED BACKYARD, a SERENE OASIS for CREATING LASTING MEMORIES, whether it's barbecuing or enjoying playtime with kids and loved ones. A CONVENIENTLY LOCATED two-piece bathroom in the entrance foyer adds to the homeâ€[™]s Functionality. **DESIGNED** for family living and CHERISHED MOMENTS, the upper level FEATURES a ~~ SPACIOUS OPEN DEN THAT CAN BE TRANSFORMED INTO a BEDROOM ~~ a LARGE PRIMARY BEDROOM with a WALK-IN CLOSET and a cheater door to a



FOUR-PIECE BATHROOM, as well as a SECOND GOOD-SIZED BEDROOM. The **POSSIBILITIES are ENDLESS!** The FULLY FINISHED BASEMENT is an ENTERTAINER'S PARADISE, COMPLETE with a GAMING ROOM/FAMILY ENTERTAINMENT AREA, an EXTRA BEDROOM, a FULL BATHROOM, and a CONVENIENT LAUNDRY ROOM, READY for UNFORGETTABLE GATHERINGS. You will be IMPRESSED with the EXCELLENT CONDITION of this unit. LOCATED in a WELL-MAINTAINED COMPLEX within a FRIENDLY NEIGHBORHOOD, you'II FIND yourself CLOSE to a VARIETY of AMENITIES, PLAYGROUNDS, SCHOOLS, and Public Transportation, with easy access to STONEY TRAIL and FISH CREEK **PROVINCIAL PARK. This BEAUTIFUL** TOWNHOME TRULY STANDS OUT FROM THE REST. BOOK your PRIVATE SHOWING NOW and BRING YOUR OFFERS BEFORE it's GONE !!!

Built in 1998

Essential Information

MLS® #	A2211099
Price	\$459,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,257
Acres	0.04
Year Built	1998
Туре	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address Subdivision City County	23 Chaparral Ridge Terrace Se Chaparral Calgary Calgary	
Province Postal Code	Alberta T2X 3N6	
	IZA SINO	
Amenities		
Amenities	Park, Parking, Playground, Secured Parking, Trash, Visitor Parking	
Parking Spaces	2	
Parking	Driveway, Garage Door Opener, Parkade, Parking Pad, Single Garage Attached, Front Drive	
# of Garages	1	
Interior		
Interior Features	Breakfast Bar, Ceiling Fan(s), No Smoking Home, Pantry, See Remarks, Vinyl Windows	
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings	
Heating	Forced Air, Natural Gas	
Cooling	Central Air	
Fireplace	Yes	
# of Fireplaces	1	
Fireplaces	Gas	
Has Basement	Yes	
Basement	Finished, Full	
Exterior		
Exterior Features	Garden, Playground, Private Entrance, Private Yard	
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Low Maintenance Landscape, Private, Rectangular Lot, Garden, Yard Lights	
Roof	Asphalt Shingle	
Construction	Stone, Vinyl Siding, Wood Frame	
Foundation	Poured Concrete	
Additional Information		

Additional Information

Date Listed	April 12th, 2025
Days on Market	5
Zoning	R-2M

Listing Details

Listing Office MaxWell Canyon Creek

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