

# \$780,000 - 77 Chaparral Valley Grove Se, Calgary

MLS® #A2232224

**\$780,000**

4 Bedroom, 4.00 Bathroom, 2,651 sqft  
Residential on 0.10 Acres

Chaparral, Calgary, Alberta

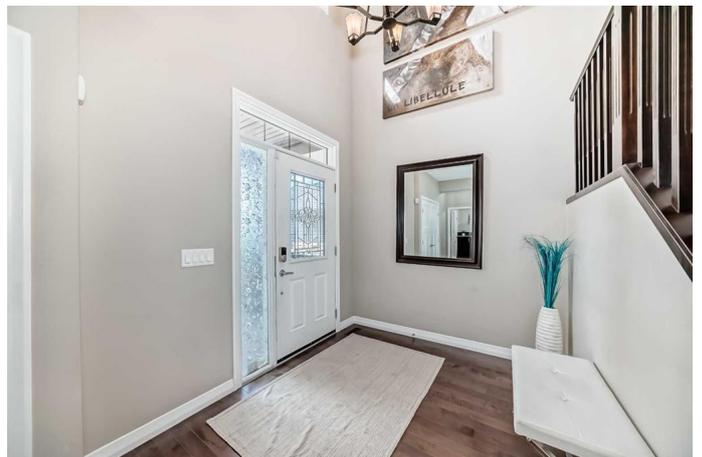
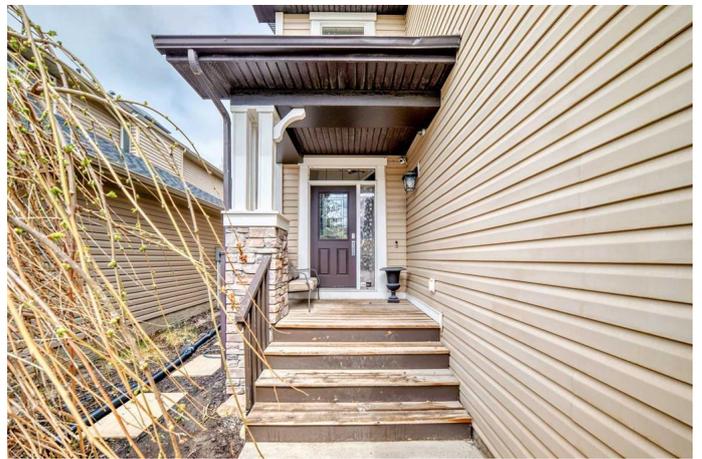
Contemporary Elegance Meets  
Family-Friendly Functionality

Welcome to your dream home—where modern sophistication, thoughtful design, and an unbeatable location come together to offer a truly elevated living experience. Boasting over 3,700 sq. ft. of beautifully developed living space, this exceptional residence is ideally situated near the prestigious Blue Devil Golf Course and a scenic network of walking paths.

From the moment you step through the door, you™ll be greeted by a bright, open-concept layout that seamlessly blends comfort and style. The main floor is designed for effortless everyday living and elegant entertaining, featuring a spacious family room, refined dining area, and a gourmet kitchen that will inspire any home chef. Outfitted with premium stainless steel appliances—including a gas cooktop—this kitchen also offers ample cabinetry, sleek countertops, and direct access to a private backyard deck, ideal for morning coffee or evening get-togethers.

Also on the main level, you'll find a dedicated home office, a convenient laundry room, and a chic powder room—delivering both functionality and finesse.

Upstairs, the home continues to impress with



three generously sized bedrooms, a flexible den or workspace, and a spacious bonus roomâ€”perfect for movie nights or a quiet escape. The luxurious primary suite is your personal retreat, featuring a spa-like five-piece ensuite and a large walk-in closet. The additional bedrooms share a beautifully appointed four-piece bathroom, ensuring comfort and convenience for the entire family.

The fully finished basement expands the homeâ€™s versatility even further. Designed with entertaining in mind, it features a large family room with a wet bar and pool table, a sunlit fitness room, and a flexible theatre room that can easily serve as a fourth bedroom. A full bathroom completes this thoughtfully designed lower level.

Step outside to a serene and private backyard oasisâ€”ideal for entertaining guests or unwinding with loved ones in a natural setting. Itâ€™s the perfect extension of your living space.

Meticulously maintained and radiating pride of ownership throughout, this remarkable property is nestled in a highly desirable community close to parks, golf, and abundant outdoor amenities.

Donâ€™t miss your chance to call this exceptional property your forever home. Book your private showing today!

Built in 2009

### **Essential Information**

MLS® #	A2232224
Price	\$780,000
Bedrooms	4
Bathrooms	4.00

Full Baths	3
Half Baths	1
Square Footage	2,651
Acres	0.10
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	77 Chaparral Valley Grove Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0M4

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony
Lot Description	Rectangular Lot
Roof	Asphalt Shingle

Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 22nd, 2025
Days on Market	22
Zoning	R-G

### **Listing Details**

Listing Office	Century 21 Bravo Realty
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