

# \$425,000 - 25 Chaparral Ridge Terrace Se, Calgary

MLS® #A2260996

**\$425,000**

4 Bedroom, 3.00 Bathroom, 1,254 sqft  
Residential on 0.00 Acres

Chaparral, Calgary, Alberta

Welcome to this beautifully updated 3+1 bedroom, 2.5 bath townhome offering exceptional value and a truly move-in ready experience. Located in a quiet, well-kept complex, this home stands out with thoughtful updates, smart design, and one of the few layouts in the community to feature three full bedrooms upstairs.

Step inside to discover a bright, open-concept main floor with luxury vinyl plank flooring, fresh paint throughout, and a modern kitchen that's as functional as it is stylish—complete with a brand new stove (2025), new fridge (2023), and dishwasher (2020). The dining room offers space to gather, while the cozy living room, anchored by a gas fireplace, all this opens to your private back deck—perfect for soaking in those sunny days.

Upstairs you'll find three well-sized bedrooms, all enhanced with new triple-glazed windows, updated trim, and new blinds—details that elevate comfort and energy efficiency. A spacious four-piece bathroom completes the upper level.

The fully finished basement expands your living space with a large rec room, fourth bedroom, and a beautifully renovated bathroom with in-floor heating—a welcome feature for Calgary winters. Newer carpet (2025) and updated windows ensure the lower



level is just as inviting as the rest of the home.

Additional perks include central A/C, a newer furnace with UV light (2021), hot water tank (2018), phantom screen doors, and a single attached garage with driveway parking. Guest parking is conveniently located right out front.

Whether you're upsizing, rightsizing, or investing, this well-maintained home offers comfort, convenience, and a layout that adapts to your lifestyle.

Don't miss your chance—schedule your private showing today. Homes like this don't come along often.

Built in 1998

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2260996      |
| Price          | \$425,000     |
| Bedrooms       | 4             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,254         |
| Acres          | 0.00          |
| Year Built     | 1998          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 25 Chaparral Ridge Terrace Se |
| Subdivision | Chaparral                     |
| City        | Calgary                       |
| County      | Calgary                       |

|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T2X3N6  |

### Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 2                                             |
| Parking        | Driveway, Off Street, Single Garage Attached  |
| # of Garages   | 1                                             |

### Interior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, No Smoking Home, Open Floorplan, Pantry                                             |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                               |
| Cooling           | Central Air                                                                                                           |
| Fireplace         | Yes                                                                                                                   |
| # of Fireplaces   | 1                                                                                                                     |
| Fireplaces        | Gas, Living Room                                                                                                      |
| Has Basement      | Yes                                                                                                                   |
| Basement          | Full, Partially Finished                                                                                              |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | BBQ gas line, Lighting |
| Lot Description   | Back Yard, Garden      |
| Roof              | Asphalt Shingle        |
| Construction      | Brick, Vinyl Siding    |
| Foundation        | Poured Concrete        |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 30th, 2025 |
| Days on Market | 12                   |
| Zoning         | R-2M                 |

### Listing Details

|                |                         |
|----------------|-------------------------|
| Listing Office | Engel & Völkers Calgary |
|----------------|-------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.