

# \$424,400 - 70 Copperstone Common Se, Calgary

---

MLS® #A2175412

**\$424,400**

2 Bedroom, 3.00 Bathroom, 1,469 sqft

Residential on 0.03 Acres

Copperfield, Calgary, Alberta

Huge Price Adjustment! This gorgeous Townhome in Copperfield offers an abundance of natural light and high ceilings. The second floor features 2 spacious bedrooms, including a primary with an ensuite, plus a second full bathroom and UPPER-LEVEL LAUNDRY. The open-concept main floor includes a bright living, dining, and kitchen area with QUARTZ COUNTERTOPS and STAINLESS-STEEL APPLIANCES. Enjoy the REAR BALCONY with GREEN VIEWS and NO NEIGHBOURS BEHIND. The above-grade lower level offers ample storage, a built-in shoe cabinet, and a partly finished area, that WALKS OUT to the rear GROUND FLOOR CONCRETE PATIO, that could be converted into a rec room or extra bedroom. There is also a SINGLE ATTACHED GARAGE offering extra space for tires and storage, a DRIVEWAY that accommodates another vehicle, and convenient VISITOR PARKING just a few steps away. This home has been PROFESSIONALLY CLEANED and FRESHLY PAINTED, with CARPETS THOROUGHLY WASHED, making it truly MOVE-IN READY. Plus, enjoy a large PLAYGROUND/PARK right in front of the complex. Don't miss out—schedule your viewing today!

Built in 2016

## Essential Information



MLS® #	A2175412
Price	\$424,400
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,469
Acres	0.03
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	70 Copperstone Common Se
Subdivision	Copperfield
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 5E4

### Amenities

Amenities	Parking, Snow Removal, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached, Driveway
# of Garages	1

### Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Stove, Refrigerator, Window Coverings, Microwave Hood Fan, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	None, Walk-Out

### Exterior

Exterior Features	Balcony, BBQ gas line, Playground
-------------------	-----------------------------------

Lot Description	No Neighbours Behind, View Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete



**Additional Information**

Date Listed	March 13th, 2025
Days on Market	65
Zoning	M-1

**Listing Details**

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.