

# \$460,000 - 79 Chapalina Square Se, Calgary

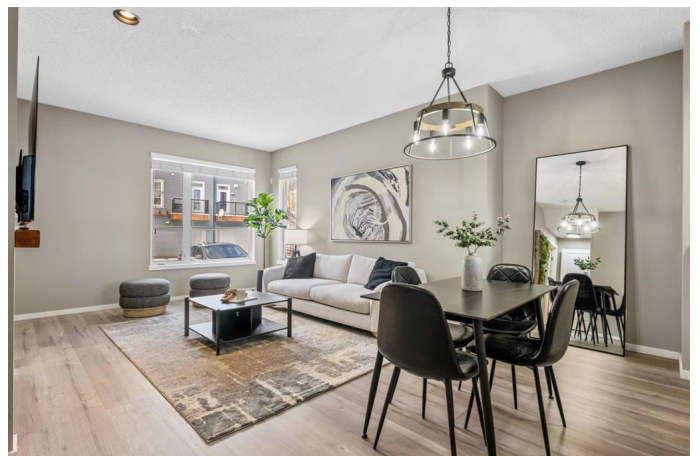
MLS® #A2201563

**\$460,000**

3 Bedroom, 3.00 Bathroom, 1,460 sqft  
Residential on 0.04 Acres

Chaparral, Calgary, Alberta

Welcome to this bright and spacious 3-bedroom, 2.5-bathroom end-unit townhouse offering the perfect blend of style, comfort, and convenience! With extra windows throughout, this home is filled with natural light, creating a warm and inviting atmosphere. Step inside to luxury vinyl plank flooring throughout, providing a modern and low-maintenance touch. The open-concept living and dining areas are perfect for entertaining and featuring a cozy gas fireplace, perfect for relaxing at the end of the day. The large kitchen provides plenty of counter space, ample cabinetry, and even room for a small dining set, making it a fantastic space for cooking and gathering. A convenient powder room and access to the insulated attached garage completes the main level. Upstairs, you'll find three generous bedrooms, including a primary suite with a walk-in closet and ensuite bathroom. The additional bedrooms are well-sized and share a good size main bathroom, making this home ideal for families or those needing extra space. The full unfinished basement is a blank canvas, already equipped with a large window and rough-ins for a future bathroom, allowing for endless possibilities—whether you want to add another bedroom, a rec room, or a home office. With a single attached garage for added convenience and walking distance to shopping, schools, and community amenities, this home truly has it all. Located in the vibrant Chaparral lake community, you'll enjoy year-round access to the lake, parks, walking



paths, and recreation, making this an incredible opportunity to own a beautiful home in a fantastic neighbourhood. Don't miss out—schedule your showing today!

Built in 2008

### Essential Information

MLS® #	A2201563
Price	\$460,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,460
Acres	0.04
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	79 Chapalina Square Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0L6

### Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Garage Faces Rear, Insulated, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Bathroom Rough-in, No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

	Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Other
Lot Description	Corner Lot, Front Yard, Level, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 13th, 2025
Days on Market	22
Zoning	M-G
HOA Fees	372
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Real Broker
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