

# **\$379,900 - 64 Chaparral Ridge Park Se, Calgary**

MLS® #A2229575

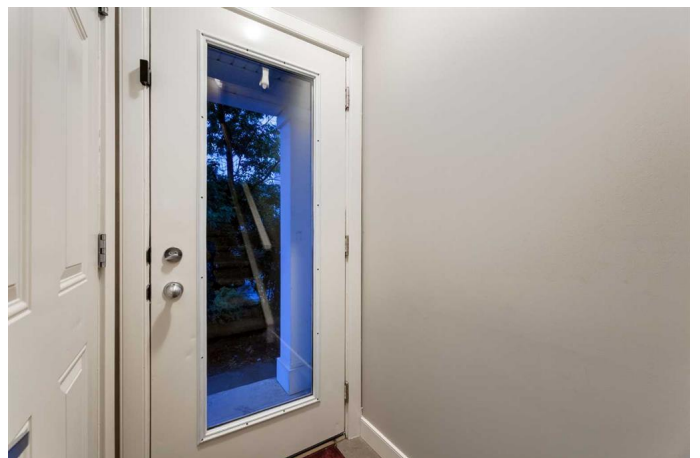
**\$379,900**

2 Bedroom, 3.00 Bathroom, 1,099 sqft

Residential on 0.00 Acres

Chaparral, Calgary, Alberta

WELCOME to this EASY TO FIND, FRESHLY PAINTED 2 Storey Townhouse that has 1098.98 Sq Ft of DEVELOPED LIVING SPACE w/Single Garage (GREAT for Calgary winters!), + 3 BALCONIES in the FRIENDLY COMMUNITY of CHAPARRAL!!! The CURB APPEAL as you drive in is WELL-MAINTAINED, + CLEAN LANDSCAPING up to the Front Door. The Foyer provides access to the Garage and convenient storage underneath the stairs. Going up the carpeted stairs to the Main Level, you will see the OPEN CONCEPT FLOOR PLAN w/HARDWOOD, 9â€™™ CEILINGS, making it look SPACIOUS, + a NEUTRAL COLOUR SCHEME. The KITCHEN is the â€™Heart of the Homeâ€™™ that has BEAUTIFUL Cabinetry, Tiled Backsplash, SS Appliances (NEW Dishwasher-never used), GRANITE Countertops + Tiled flooring. The Dining Room has plenty of ROOM to sit around the Table w/FAMILY, + FRIENDS having COZY CONVERSATIONS. A Balcony w/Sliding Door allowing in NATURAL LIGHT makes it Bright in this space. A 2 pc Bathroom, + a Laundry Room/Utility Room for CONVENIENCE (Washer 2022/Dryer 2023). The LIVING ROOM is GREAT for RELAXING at the end of the day, whether reading a Book, or taking a nap when needed. There is a sliding door to the 2nd Balcony that incl/BBQ GAS LINE for EASY ENTERTAINING or watching the BEAUTIFUL SUNSET. The Upper Level has the PRIMARY BEDROOM



with a Large window, + a 4 pc EN-SUITE.  
There is a door leading out to the 3rd  
PRIVATE Balcony to sit with your morning  
coffee as you get ready for the day. There is  
another GOOD-SIZED Bedroom, + 4 pc Bath  
incl/Soaker Tub for those days to UNWIND, +  
it is in between the 2 bedrooms, giving more  
PRIVACY. There is so much NATURAL LIGHT  
coming in, STORAGE underneath stairs on  
entry level, a GARAGE, 2 1/2 Bathrooms  
(incl/EN-SUITE), 2 GREAT-SIZED Bedrooms,  
+ DECENT Condo Fees = GREAT VALUE!!!  
There are 10 Virtual Staging Photos in this  
listing. Also- INCLUDES a \$8,500 Flooring  
CREDIT!!! This PRIME LOCATION has the  
nearby FISH CREEK PROVINCIAL PARK,  
SICOME LAKE w/Activities there, +  
SCHOOLS. Chaparral gives you AMENITIES,  
PATHWAYS, PARKS, PLAYGROUNDS, + a  
Recreation Centre. Chaparral is EASY  
ACCESS to Chaparral Boulevard, Stoney  
Trail, + Transit, making it a MUST SEE for this  
SPECIAL HOME. BOOK your SHOWING  
TODAY!!!

Built in 2007

### **Essential Information**

MLS® #	A2229575
Price	\$379,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,099
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

## Community Information

Address	64 Chaparral Ridge Park Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0E3

## Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Garbage Collection, Phone Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Garage Door Opener, Garage Faces Front, Single Garage Attached
# of Garages	1

## Interior

Interior Features	Granite Counters, High Ceilings, Soaking Tub, Track Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

## Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Landscaped, Level, Low Maintenance Landscape, Private, Street Lighting
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 16th, 2025
Days on Market	2
Zoning	(M-1d75)

## Listing Details

Listing Office

RE/MAX House of Real Estate

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