



THE A-TEAM

RE/MAX FIRST

28 COPPERPOND Rise, Calgary T2Z5B9

MLS®#: A2155101 Area: Copperfield Listing Date: 08/22/24 List Price: \$470,000
Status: Pending County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Row/Townhouse
City/Town: Calgary
Year Built: 2015
Finished Floor Area: 1,307
Lot Sz Ar: 1,377 sqft
Ttl Sqft: 1,307

DOM

27
Layout
Beds: 3 (3)
Baths: 2.5 (2 1)
Style: 2 Storey

Access:
Lot Feat: Rectangular Lot, See Remarks
Park Feat: Driveway, Parking Pad, Paved, Side By Side

Parking
Ttl Park: 2
Garage Sz:

Utilities and Features

Roof: Asphalt Shingle
Heating: Forced Air, Natural Gas
Sewer:
Ext Feat: BBQ gas line, Private Entrance
Construction: Vinyl Siding, Wood Frame, Wood Siding
Flooring: Carpet, Ceramic Tile, Laminate
Water Source:
Fnd/Bsmt: Poured Concrete
Kitchen Appl: Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Int Feat: No Smoking Home, Open Floorplan, Pantry, See Remarks, Storage, Walk-In Closet(s)
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like 2pc Bathroom, Foyer, Living Room, 3pc Ensuite bath, Bedroom, Walk-In Closet, Dining Room, Kitchen, 4pc Bathroom, Bedroom, Bedroom - Primary, Game Room.

Legal/Tax/Financial

Condo Fee:
\$330

Title:
Fee Simple
Fee Freq:
Monthly

Zoning:
M-G d50

Legal Desc: **1510948**

Remarks

Pub Rmks: **OPEN HOUSE FROM 2PM TO 4PM ON AUG 24th and Open house has cancelled for Aug 25th. Welcome to this inviting townhouse in the sought-after Copperfield community. This beautifully maintained home features 3 spacious bedrooms and 2.5 well-appointed bathrooms, offering both comfort and convenience. The master suite is a true haven, complete with a luxurious en-suite bathroom and a generous walk-in closet, providing ample storage and a touch of elegance. The additional bedrooms are bright and versatile, perfect for family, guests, or a home office. At the heart of the home is a modern kitchen with sleek stainless steel appliances, ideal for cooking and entertaining. The open-concept design enhances the flow between the kitchen, dining, and living areas, creating a warm and welcoming atmosphere. Step outside to the charming front patio area, perfect for enjoying a morning coffee or unwinding in the evening. The finished basement offers valuable additional space, ready to be customized as a media room, play area, or home gym. With two dedicated parking spots, convenience is at your doorstep. Located in the desirable Copperfield area, this home beautifully blends style, comfort, and functionality, making it the perfect place to call your own.**

Inclusions:
Property Listed By: **Window coverings
Royal LePage Solutions**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123