



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**424 COPPERSTONE Manor, Calgary T2Z 5G3**

MLS®#: **A2190650**      Area: **Copperfield**      Listing Date: **01/31/25**      List Price: **\$549,900**  
 Status: **Active**      County: **Calgary**      Change: **None**      Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Row/Townhouse**  
 City/Town: **Calgary**  
 Year Built: **2021**

Lot Information

Lot Sz Ar:  
 Lot Shape:

Access:

Lot Feat: **Back Yard,Backs on to Park/Green Space,Landscaped**  
 Park Feat: **Double Garage Attached,Driveway**

DOM

**2**

Layout

Beds: **4 (4 )**  
 Baths: **3.5 (3 1)**  
 Style: **Townhouse**

Parking

Ttl Park: **4**  
 Garage Sz: **2**

Utilities and Features

Roof: **Asphalt Shingle**  
 Heating: **Forced Air,Natural Gas**  
 Sewer:  
 Ext Feat: **Balcony,BBQ gas line**

Construction: **Vinyl Siding,Wood Frame**  
 Flooring: **Carpet,Laminate,Tile**  
 Water Source:  
 Fnd/Bsmt: **Poured Concrete,Slab**

Kitchen Appl: **Dishwasher,Dryer,Garage Control(s),Gas Range,Microwave Hood Fan,Refrigerator,Window Coverings**  
 Int Feat: **Breakfast Bar,Double Vanity,Kitchen Island,Open Floorplan,Quartz Counters,Walk-In Closet(s)**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Main	4`11" x 7`1"	Bedroom	Main	13`2" x 10`10"
Foyer	Main	12`7" x 8`0"	Furnace/Utility Room	Main	6`1" x 8`0"
2pc Bathroom	Second	3`3" x 8`5"	Dining Room	Second	10`0" x 14`3"
Kitchen	Second	9`0" x 16`3"	Living Room	Second	15`2" x 16`0"
4pc Bathroom	Third	6`2" x 9`8"	4pc Ensuite bath	Third	5`2" x 12`7"
Bedroom	Third	9`0" x 12`10"	Bedroom	Third	9`7" x 12`4"
Bedroom - Primary	Third	13`1" x 15`6"			

Condo Fee:  
**\$300**

Title:  
**Fee Simple**  
Fee Freq:  
**Monthly**

Zoning:  
**M-G**

Legal Desc: **1911365**

Remarks

Pub Rmks: **OPEN HOUSE SATURDAY, FEBRUARY 1 FROM 1-3PM. Welcome to this bright and spacious CORNER-UNIT townhome—one of the LARGEST in the complex! Featuring 4 bedrooms, 3.5 bathrooms, and a rare DOUBLE car garage, this home is packed with upgrades and designed for modern living. Step inside to find a thoughtfully designed layout with upgraded, wide-plank laminate flooring and tile throughout. The main floor bedroom comes complete with its own full ensuite bathroom, making it ideal for guests, a home office, or multi-generational living. The heart of the home is the stunning kitchen, boasting two-toned cabinetry, an OVERSIZED QUARTZ island, quartz countertops throughout, and a GAS range. The open-concept living area is bathed in natural light thanks to the corner unit's extra windows and features a sleek electric fireplace for cozy nights in. This home also features upgraded pot lights & a designer lighting package. Enjoy a BBQ gas line on the large patio, perfect for outdoor entertaining. Upstairs, the primary suite includes a walk-in closet and DOUBLE VANITY private ensuite, while two additional bedrooms and another full bathroom provide plenty of space for family or guests. Upstairs you will also find the laundry for added convenience. Enjoy the pet-friendly complex with parks, schools, pathways, and amenities nearby. With luxury finishes, an incredible layout, and unbeatable convenience, this home is truly a must-see! Don't miss out—schedule your showing today and check out the 3D tour!**

Inclusions:  
Property Listed By: **N/A**  
**RE/MAX Landan Real Estate**

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









