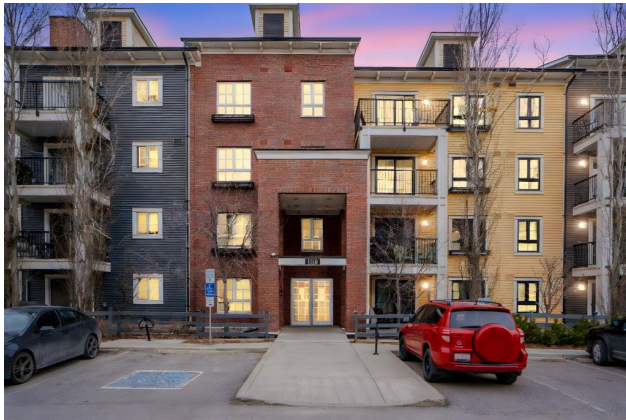


**279 COPPERPOND Common #1211, Calgary T2Z 1C6**

MLS® #: **A2203319**      Area: **Copperfield**      Listing Date: **03/21/25**      List Price: **\$319,900**  
 Status: **Active**      County: **Calgary**      Change: **-\$5k, 10-Apr**      Association: **Fort McMurray**



General Information

Prop Type: **Residential Apartment**  
 Sub Type: **Calgary**  
 City/Town: **Calgary**  
 Year Built: **2014**  
Lot Information  
 Lot Sz Ar:  
 Lot Shape:

Finished Floor Area  
 Abv Sqft: **769**  
 Low Sqft:  
 Ttl Sqft: **769**

DOM  
**23**  
Layout  
 Beds: **2 (2 )**  
 Baths: **2.0 (2 0)**  
 Style: **Apartment-Single Level Unit**

Parking  
 Ttl Park: **1**  
 Garage Sz:

Access:  
 Lot Feat:  
 Park Feat: **Stall**

Utilities and Features

Roof: **Baseboard**  
 Heating: **Baseboard**  
 Sewer:  
 Ext Feat: **Balcony**  
 Construction: **Brick, Vinyl Siding, Wood Frame**  
 Flooring: **Carpet, Ceramic Tile, Laminate**  
 Water Source:  
 Fnd/Bsmt:  
 Kitchen Appl: **Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings**  
 Int Feat: **Closet Organizers, Granite Counters, Open Floorplan, Storage, Walk-In Closet(s)**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
<b>4pc Bathroom</b>	<b>Main</b>	<b>7`6" x 8`8"</b>	<b>4pc Ensuite bath</b>	<b>Main</b>	<b>7`10" x 4`11"</b>
<b>Bedroom</b>	<b>Main</b>	<b>16`1" x 8`9"</b>	<b>Dining Room</b>	<b>Main</b>	<b>10`3" x 4`8"</b>
<b>Kitchen</b>	<b>Main</b>	<b>13`8" x 12`8"</b>	<b>Living Room</b>	<b>Main</b>	<b>10`4" x 12`6"</b>
<b>Bedroom - Primary</b>	<b>Main</b>	<b>12`5" x 9`10"</b>			

Legal/Tax/Financial

Condo Fee: **\$433**      Title: **Fee Simple**      Zoning: **M-2**

Legal Desc: 1211608

Fee Freq:  
Monthly

Remarks

Pub Rmks: **Welcome to this beautiful 2-bedroom condo in the desirable community of Copperfield! This bright and inviting home features an open-concept layout with elegant hardwood floors throughout the main living areas. The modern maple kitchen boasts granite countertops, black appliances, and ample cabinet space, making it perfect for cooking and entertaining. The spacious living room is highlighted by a cozy corner gas fireplace, creating a warm and inviting atmosphere. Patio doors lead to your own private outdoor space, ideal for relaxing or enjoying your morning coffee. Book a private viewing today- this unit won't last long!**

Inclusions:  
Property Listed By: **N/A  
Charles**

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





