

198 Copperpond Street SE  
Calgary, Alberta

MLS # A2177966



**\$670,000**

<b>Division:</b>	Copperfield		
<b>Type:</b>	Residential/House		
<b>Style:</b>	3 Storey		
<b>Size:</b>	1,883 sq.ft.	<b>Age:</b>	2015 (9 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	4 full / 1 half
<b>Garage:</b>	Alley Access, Asphalt, Double Garage Detached, Garage Door Opener		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Lawn, Rectangular Lot		

**Heating:** Floor Furnace, Forced Air, Natural Gas

**Water:** -

**Floors:** Carpet, Ceramic Tile, Hardwood

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** Finished, Full

**LLD:** -

**Exterior:** Stone, Vinyl Siding

**Zoning:** R-G

**Foundation:** Poured Concrete

**Utilities:** -

**Features:** Granite Counters, No Smoking Home, Open Floorplan, Walk-In Closet(s)

**Inclusions:** N/A

Welcome to 198 Copperpond Street! This 3-storey home offers plenty of space for family living. With over 2400 sq. ft. of developed space, there's plenty of room for everyone. The main floor features an open-concept kitchen with granite countertops, stainless steel appliances, and hardwood flooring, plus a convenient half bathroom. On the second level you will find the primary bedroom which includes an ensuite and walk-in closet. Two more bedrooms and a full bathroom complete the second floor. On the third floor you will find an additional bedroom and bathroom for added flexibility. The fully finished basement offers an extra bedroom and bathroom, ideal for guests or additional family space. With A/C throughout, this home stays comfortable all year long. The backyard, complete with a deck and detached double garage, makes for easy outdoor enjoyment. Located close to parks and playgrounds, this home offers convenience and comfort making it ideal for family living.