$574,900 - 163 Copperpond Rise Se, Calgary

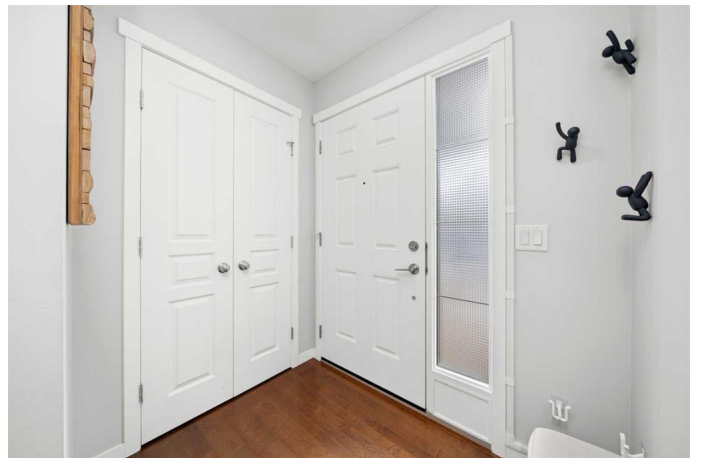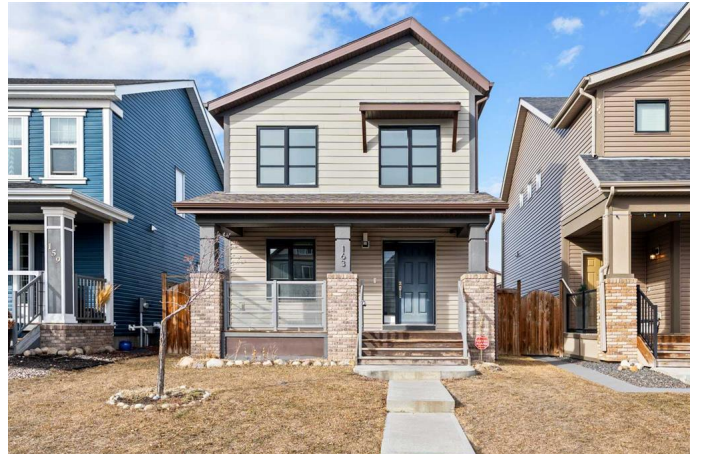## $574,900

3 Bedroom, 3.00 Bathroom, 1,282 sqft
Residential on 0.08 Acres

Copperfield, Calgary, Alberta

*** OPEN HOUSE: Saturday, March 15th 12:00 pm to 2:00 pm*** On a QUIET STREET sits this well-maintained detached home with an OVERSIZED DOUBLE DETACHED GARAGE! Fantastically located in the amenity-rich community of Copperfield with skating rinks, tennis courts, an extremely active community centre, a copious number of parks, tranquil ponds, extensive pathways and 2 neighbourhood shopping areas. Then come home to a quiet sanctuary that perfectly combines style with function. The sunny SOUTH-FACING FRONT PORCH encourages peaceful morning coffees. A private foyer welcomes you home with a full-height mirror to outfit check on your way out the door. Gleaming HARDWOOD FLOORS, a neutral colour pallet and loads of NATURAL LIGHT grace the open and airy main floor. The kitchen inspires culinary adventures featuring a FLUSH EATING BAR, STAINLESS STEEL APPLIANCES, GRANITE COUNTERTOPS, added pot lights and UNDER CABINET LIGHTING, SOFT-CLOSE DRAWERS and a pantry for extra storage. EXTRA WINDOWS and BEAUTIFUL WALLPAPER in the dining room create a casually elegant backdrop to your family meals and entertaining. The living room invites relaxation while an OVERSIZED WINDOW frames backyard views. A tucked away powder room completes this level. The primary bedroom on the upper level is a calming oasis with DUAL CLOSETS and a PRIVATE 4-PIECE ENSUITE, no more

sharing with the kids! Another full bathroom accommodates the 2 additional spacious bedrooms. The basement awaits your design ideas and is complete with rough-ins for a future 3-piece bathroom and one window. A massive 10â€™ X 20â€™ FULL-WIDTH REAR DECK entices casual barbeques and times spent unwinding while kids and pets play in the fenced yard. A paver stone pathway leads to the oversized double attached garage. This MOVE-IN READY HOME is mere moments from the pond and endless walking trails that wind around this serene neighbourhood. The community of Copperfield has it all but when you do have to leave unlimited shopping and dining options are mere minutes away at South Trail Crossing and McKenzie Towne. Outdoor enthusiasts will love the proximity to Fish Creek Park, Sikome Lake and several enviable golf courses. Easy access to the main highways (Stoney Trail and Deerfoot). Truly an outstanding family home in an unbeatable location!

Built in 2013

Essential Information

MLS® #	A2200861
Price	$574,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,282
Acres	0.08
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	163 Copperpond Rise Se
Subdivision	Copperfield
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1J7

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Oversized
# of Garages	2

Interior

Interior Features	Breakfast Bar, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Storage, Soaking Tub
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	March 13th, 2025
Days on Market	1
Zoning	R-G

Listing Details

Listing Office	eXp Realty