REALTY ACES
Local . Realty . Aces

GRASSROOTS
REALTY GROUP

587-899-3773
justin@realtyaces.ca

215 Copperpond Common SE
Calgary, Alberta

MLS # A2273733

$383,000

Division:	Copperfield
Type:	Residential/Five Plus
Style:	3 (or more) Storey

Size:	1,300 sq.ft.	**Age:**	2011 (15 yrs old)
Beds:	2	**Baths:**	3

Garage:	Single Garage Attached
Lot Size:	0.03 Acre
Lot Feat:	Other

Heating:	Forced Air		**Water:**	-
Floors:	Carpet, Laminate		**Sewer:**	-
Roof:	Asphalt Shingle		**Condo Fee:**	$ 345
Basement:	None		**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame		**Zoning:**	M-2
Foundation:	Poured Concrete		**Utilities:**	-

Features: Granite Counters, Kitchen Island, Open Floorplan, See Remarks

Inclusions: NA

Step into style and comfort with this move-in-ready, air-conditioned townhome in the vibrant community of Copperfield. With fresh paint and thoughtful upgrades throughout, this 2-bedroom, 3-bathroom home is designed for modern living. Enjoy over 1,300 sq.ft. of functional space, including a versatile main floor flex room, perfect for a home office, gym, or guest area, with views of the green space. The open-concept living and dining area is bathed in natural light thanks to expansive south-facing windows, while the modern kitchen features granite countertops, a large island, stainless steel appliances, and direct access to a balcony with gas hookup, ideal for summer BBQs. Upstairs, the spacious primary bedroom includes a 4-piece ensuite, while the second bedroom is perfect for a guest room or family member. Convenience is key with upper floor laundry and an attached garage for easy access. Located just minutes from shopping, schools, parks, playgrounds, and a basketball court, this is a home that blends comfort, style, and unbeatable convenience. Don’t miss your chance to own this upgraded townhome, book your showing today!