

69 Chaparral Villas SE Calgary, Alberta

MLS # A2354573

\$825,000

Division:	Chaparral		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,515 sq.ft.	Age:	2000 (26 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Oper		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Few Trees, Front Yard, Fruit Trees/Shrub(s), Garden		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Shake	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, High Ceilings, Kitchen Island, Pantry, Skylight(s), Soaking Tub, Storage, Track Lighting, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		
Inclusions:	Rear Shed		

This is the one you've been waiting for! A meticulously maintained, fully DETACHED bungalow tucked into a quiet Lake Chaparral cul-de-sac, next to a beautiful green space and just a short walk to the lake! This spacious home offers over 2,800 sq. ft. of developed living space, 5 bedrooms, 2.5 bathrooms, an OVERSIZED double attached garage and a beautifully landscaped, private, low-maintenance south-facing backyard. A true gem that's best appreciated in person! Inside, you'll find vaulted ceilings, hardwood floors, a bright and spacious kitchen, a formal dining room perfect for entertaining, two gas fireplaces and an impressively sized primary suite with a private ensuite. Enjoy the convenience of main-floor living with plenty of additional space downstairs for family, guests, hobbies or working from home. Additional features include two laundry areas, central A/C, permanent Gemstone exterior lighting, a water softener and reverse osmosis water. Walk to Lake Chaparral and enjoy year-round private lake access, sandy beaches, swimming, skating, fishing, tennis, pickleball, community events and more! Schools, shopping, golf, dog parks, playgrounds and scenic pathways are all nearby. A rare opportunity to enjoy this much space in such a fantastic location. Come see it for yourself!