

# \$399,900 - 71 Copperpond Close Se, Calgary

MLS® #A2186232

**\$399,900**

2 Bedroom, 3.00 Bathroom, 1,385 sqft  
Residential on 0.03 Acres

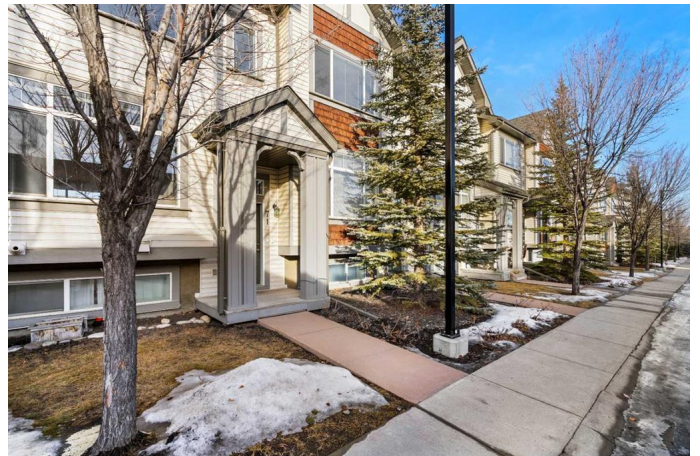
Copperfield, Calgary, Alberta

This immaculate, 2 Storey townhome is perfectly situated in the sought after neighborhood of Copperfield. Boasting a thoughtfully designed layout, the main level features soaring 9' ceilings, luxury vinyl plank flooring, and large windows that flood the space with natural light. The bright and open floor plan includes a spacious dining room, a welcoming front living room, and a centrally located kitchen complete with granite countertops, rich mocha-colored cabinets, stainless steel appliances, and two large pantries. A 2-piece powder room and a versatile den complete the main level, perfect for a home office or extra storage.

Upstairs, you'll find two generously sized bedrooms, each with its own walk-in closet, offering plenty of storage. The primary suite includes a private 3-piece ensuite for ultimate comfort. A 4-piece main bathroom and a convenient laundry room complete the upper floor.

The lower level offers a fully developed space with oversized windows, providing flexibility. The attached single garage provides secure parking, complemented by an additional outdoor stall on the driveway and ample visitor parking within the complex.

Pride of ownership shines throughout with recent updates. Nestled in a quiet, well-managed condo complex, this home



offers a prime location near schools, parks, Copper Pond, transit, and quick access to Stoney Trail and South Trail Crossing.

Don't miss this opportunity to live in a vibrant community while enjoying modern conveniences and a move-in-ready home. Quick possession is available—schedule your showing today!!

Built in 2011

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2186232      |
| Price          | \$399,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,385         |
| Acres          | 0.03          |
| Year Built     | 2011          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 71 Copperpond Close Se |
| Subdivision | Copperfield            |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2Z 0X1                |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Trash, Visitor Parking  |
| Parking Spaces | 2   |
| Parking        | Concrete Driveway, Garage Door Opener, Insulated, Single Garage |

Attached  
# of Garages 1

### Interior

Interior Features High Ceilings, Kitchen Island, Granite Counters, Pantry, Walk-In Closet(s)  
Appliances Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Electric Range  
Heating Forced Air  
Cooling None  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features None  
Lot Description Back Lane  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed January 16th, 2025  
Days on Market 84  
Zoning M-G

### Listing Details

Listing Office RE/MAX First

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.