



## 105 Chapala Grove Calgary Alberta

\$899,900

Welcome to this incredible 5-bedroom, 3.5-bathroom family home situated in the sought-after Lake Chaparral community. As you step onto the spacious front deck, you'll immediately be captivated by the charm of this 2700+ square foot residence. The upper level features four bedrooms, a generous bonus room that can easily be converted into a fifth bedroom, and a master bedroom boasting a fully updated 5-piece ensuite with newer countertops, sinks, and flooring. After a day of fun at the lake, indulge in the corner jetted tub or luxuriate in the separate shower stall. Maple hardwood floors gleam throughout the main level, complementing the 9' ceilings and cozy fireplace in the family room. The stunning kitchen showcases upgraded granite countertops, backsplash, a large island, and top-of-the-line Bosch stainless steel appliances. With its 10.5' ceilings, the spacious nook overlooks the beautifully landscaped yard and expansive deck, perfect for entertaining on warm summer nights. An open concept design flows seamlessly throughout the main floor, and a private den/office provides a quiet space for important Zoom meetings. Convenience abounds in the matching granite countertops and backsplash of the laundry room. The fully finished basement offers 9' ceilings, an additional bedroom, a recreation room, 4 Pcs bath and a large furnace/storage room. The insulated and heated double car garage ensures you can comfortably venture out on chilly days. Don't miss this opportunity - call today to schedule a viewing! (id:6769)

Recreational, Games room 32.00 Ft x 25.42 Ft

Bedroom 14.17 Ft x 14.00 Ft

4pc Bathroom 7.92 Ft x 6.33 Ft

Furnace 23.00 Ft x 17.75 Ft

Dining room 15.83 Ft x 14.17 Ft

Family room 21.83 Ft x 18.00 Ft

Kitchen 12.92 Ft x 11.25 Ft

Breakfast 9.92 Ft x 8.00 Ft

Den 10.75 Ft x 10.25 Ft

2pc Bathroom 6.08 Ft x 4.42 Ft

Foyer 13.08 Ft x 10.08 Ft

Primary Bedroom 18.50 Ft x 12.08 Ft

5pc Bathroom 14.17 Ft x 12.17 Ft

Bedroom 13.00 Ft x 10.92 Ft

Bedroom 13.25 Ft x 10.92 Ft

Bedroom 14.42 Ft x 10.25 Ft

Bonus Room 19.08 Ft x 13.42 Ft

4pc Bathroom 9.67 Ft x 4.92 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
OPTIMUM REALTY GROUP

<http://www.calgaryhousing.ca/>



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
[arobinson@cirrealty.ca](mailto:arobinson@cirrealty.ca)

Laundry room 10.67 Ft x 8.50 Ft