



82 Chaparral Valley Grove Calgary Alberta

\$798,900

Welcome to 82 Chaparral Valley Grove SE, a stunning home that combines modern amenities with comfort and style! This well-designed home boasts a spacious main level of 1,083 sq. ft. with an open-concept living space, perfect for entertaining and quality family time. The main floor features an oversized mudroom and a bright, open foyer that welcomes you with its airy feel, along with a convenient office/den, ideal for remote work or relaxation. Upstairs, you'll find an additional 1,307 sq. ft., bringing the total above-grade living space to 2,390.49 sq. ft. With a fully developed basement adding another 991 sq. ft. (plus 92 sq. ft. of undeveloped space), this home offers an impressive total of 3,473.49 sq. ft. of living space. Step inside to discover a beautifully updated interior featuring new luxury vinyl plank flooring (2023) and fresh carpet upstairs (2024). The heart of the home is a stylish kitchen equipped with brand-new LG appliances, including a refrigerator, electric stove, dishwasher (all new in 2023), and a mini fridge in the basement. The convenience continues with a new Electrolux front-load washer and dryer (2024) and a drinking water filtration system. Outdoor enthusiasts will love the huge backyard, offering endless possibilities for landscaping, gardening, or creating your dream outdoor oasis. The beautiful wrap-around porch provides easy access to the backyard and back deck, perfect for entertaining or enjoying a quiet evening. The property also features underground irrigation for hassle-free lawn maintenance and a sump pump for added peace of mind. The garage is a dream come true, featuring an epoxy floor with a gas heater, built-in storage cabinets, and a generous size of 21'10" x 23'6", totaling 543 sq. ft. Other valuable updates include a new hot water tank (2022) and a furnace with ducting cleaned and serviced in September 2024. Plus, the water s...

Primary Bedroom 14.83 Ft x 17.42 Ft

5pc Bathroom 10.00 Ft x 13.67 Ft

Bedroom 10.50 Ft x 12.00 Ft

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Laundry room 6.58 Ft x 7.17 Ft

Bonus Room 8.42 Ft x 15.58 Ft

Bedroom 9.58 Ft x 119.00 Ft

Storage 8.00 Ft x 11.50 Ft

Foyer 7.83 Ft x 11.58 Ft

Living room 15.17 Ft x 17.42 Ft

Dining room 12.33 Ft x 14.00 Ft

Kitchen 9.33 Ft x 14.00 Ft

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Listing Presented By:



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**RE/MAX REAL ESTATE
(CENTRAL)**

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4pc Bathroom 5.42 Ft x 11.83 Ft

4pc Bathroom 5.50 Ft x 8.00 Ft

Recreational, Games room 12.42 Ft x 12.67 Ft

Family room 16.83 Ft x 19.50 Ft

Office 9.00 Ft x 9.33 Ft

Other 5.00 Ft x 17.75 Ft

2pc Bathroom 3.08 Ft x 7.83 Ft