



## 181 Chaparral Villas Calgary Alberta

\$650,000

\*\*\*\*OPEN HOUSE: Saturday, July 19th 2:00 to 4:00 PM\*\*\*\* This fully finished bungalow in the sought-after lake community of Chaparral offers the perfect blend of comfort and lifestyle with NO CONDO FEES or age restrictions. Ideally located on a quiet street just a 15-minute walk to the lake, this 3-bedroom + den home features an inviting layout and a private backyard oasis surrounded by mature landscaping. Hardwood floors and updated designer lighting add warmth and elegance throughout the main level. A front flex room offers a versatile space for formal dining or a sun-filled home office. The living room is a relaxing retreat with a gas fireplace and a large picture window overlooking the backyard. Culinary adventures are inspired in the well-equipped kitchen featuring stainless steel appliances, ample cabinet space, a pantry for added storage and a raised eating bar on the centre island for casual meals or entertaining. Adjacent to the kitchen, the bright breakfast nook with stylish lighting opens directly to the rear deck, making indoor/outdoor living effortless. The spacious primary suite offers a true escape with a large walk-in closet and a private 4-piece ensuite. A second bedroom and full 4-piece bathroom add flexibility for guests or family. Convenient main floor laundry adds further functionality. The fully developed lower level expands your living space with a sprawling rec room complete with a second fireplace, perfect for games nights or movie marathons. French doors lead to a large den, ideal for a guest room, creative studio or home office. A third bedroom and another full 3-piece bathroom complete this level. The backyard is a peaceful, private sanctuary with an expansive deck featuring built-in seating, a lush lawn and fencing all around for added privacy. A double attached garage keeps your vehicles secure and out of the elements. Enjoy all the ben...

Recreational, Games room 21.75 Ft x 23.92 Ft

Den 13.58 Ft x 11.92 Ft

Furnace 20.75 Ft x 20.00 Ft

Bedroom 13.25 Ft x 12.92 Ft

3pc Bathroom 10.83 Ft x 5.00 Ft

Dining room 9.42 Ft x 12.00 Ft

Kitchen 13.08 Ft x 15.58 Ft

Laundry room 8.25 Ft x 5.50 Ft

Primary Bedroom 12.08 Ft x 14.42 Ft

Bedroom 10.50 Ft x 12.00 Ft

4pc Bathroom 5.67 Ft x 8.00 Ft

4pc Bathroom 8.92 Ft x 8.83 Ft

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