

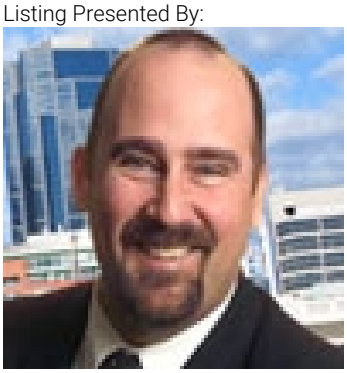
146 Chaparral Valley Square Calgary Alberta

$598,850

A rare gem in Chaparral Valley! Situated on a desirable corner lot directly across from a beautiful park, pride of ownership is evident in this 3 bedroom, 3.5 bathroom home offering over 2,200 square feet of developed living space. You'll find an exceptional combination of comfort, style and location in one of southeast Calgary's most picturesque areas. From the moment you arrive, you'll appreciate the outstanding curb appeal and welcoming feel of this home. Step inside to discover gleaming hardwood floors, 9 foot main floor ceilings and a spacious front living room presenting a cozy gas fireplace, large windows overlooking the park and Hunter Douglas window coverings. The living room flows seamlessly into the kitchen featuring granite countertops, stainless steel appliances, a gas cooktop, an oversized centre island and an abundance of cabinetry and counter space. The dining area overlooks the beautifully landscaped backyard, creating an inviting space for everyday living and entertaining. Step outside and you'll find a fantastic, low maintenance outdoor space featuring a composite deck with glass railings, a large stone patio, a storage shed and a double detached garage. Whether you're enjoying your morning coffee or hosting friends and family, this backyard is sure to impress. The upper level offers two spacious primary bedrooms, each complete with its own private ensuite and walk in closet. Convenient upper floor laundry adds to the thoughtful design of this home. The professionally developed lower level provides even more living space, including a large family room perfect for entertaining, a third bedroom, a full bathroom and an exceptionally spacious storage room. And when those hot summer days arrive, you'll appreciate the comfort of central air conditioning. And then there's the location! Situated in the scenic community of Chaparral, you'e just minutes fr...

Recreational, Games room 12.58 Ft x 18.08 Ft
Bedroom 10.25 Ft x 9.00 Ft
4pc Bathroom 4.92 Ft x 9.08 Ft
Storage 10.33 Ft x 8.83 Ft
Living room 18.83 Ft x 15.17 Ft
Dining room 7.58 Ft x 10.00 Ft
2pc Bathroom 4.58 Ft x 5.50 Ft
Primary Bedroom 12.00 Ft x 13.33 Ft
4pc Bathroom 4.92 Ft x 9.33 Ft
Bedroom 13.25 Ft x 13.25 Ft
4pc Bathroom 9.00 Ft x 5.42 Ft
Laundry room 5.58 Ft x 3.50 Ft

Listing Presented By:



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Real Estate Professionals Inc.

RE/MAX Realty Professionals

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Kitchen 16.17 Ft x 13.25 Ft