



240 Copperleaf Way Calgary Alberta

\$429,000

Modern Sophistication, Rare Privacy, & Exceptional Value in Copperfield. Welcome to 240 Copperleaf Way SE, a meticulously maintained 3-bedroom townhouse that perfectly balances premium positioning with contemporary design. A Rare Sense of Privacy: Uniquely situated within the complex, this home offers a superior level of privacy with no direct views of neighboring units. Instead, the property overlooks detached residences with a significant setback, providing an open, residential feel and an abundance of natural light. Designed for Lifestyle: Step inside to a bright, open-concept main floor defined by soaring 9-foot ceilings that amplify the sense of space. The stylish kitchen, featuring sleek finishes and a central breakfast bar, flows effortlessly into airy dining and living areas--perfect for both daily life and sophisticated entertaining. Exceptional Features: oUltimate Parking: Ground-level tandem garage with extra storage, complemented by a full-length driveway for a rare 3rd dedicated parking spot. oConvenience: The upper level features a sun-drenched primary suite with a 4-piece ensuite and walk-in closet, plus two additional bedrooms and top-floor laundry. oLow Monthly Costs: Benefit from low condo fees that ensure a hassle-free, low-maintenance lifestyle without breaking the budget. Unbeatable Walkability: oCopperfield School (K-5): 4-minute walk (290m). oSt. Isabella (K-9): 12-minute walk (850m). oRecreation: Steps from scenic Copper Pond pathways and playgrounds. With quick access to 52nd St and Stoney Trail, this home offers suburban tranquility with urban accessibility. Low-maintenance living at its finest--book your private showing today! (id:6769)

Furnace 5.92 Ft x 3.00 Ft
 Other 5.58 Ft x 3.58 Ft
 Living room 14.17 Ft x 13.17 Ft
 Dining room 12.67 Ft x 10.67 Ft
 Kitchen 14.00 Ft x 10.67 Ft
 2pc Bathroom 6.50 Ft x 2.92 Ft
 Other 7.50 Ft x 3.58 Ft

Bedroom 8.25 Ft x 8.42 Ft
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 4pc Bathroom 7.33 Ft x 4.92 Ft
 Laundry room 3.00 Ft x 3.92 Ft
 Primary Bedroom 12.00 Ft x 11.33 Ft
 Other 7.42 Ft x 4.50 Ft
 4pc Bathroom 7.25 Ft x 7.42 Ft

Listing Presented By:



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