

# \$465,000 - 224 Copperleaf Way Se, Calgary

MLS® #A2204441

**\$465,000**

3 Bedroom, 3.00 Bathroom, 1,233 sqft

Residential on 0.00 Acres

Copperfield, Calgary, Alberta

Welcome home to your bright, open concept, modern, and brand new townhouse! Located right next to a green space and close to schools and amenities, this home is perfect for a young family starting out, couple, or professional single. Beautiful townhouse with the perfect location in a newly built community. Right across from K-5 Copperfield school, playground, huge park, a block to the outdoor rink, community association, pond, and a quick drive to all amenities! Up the stairs you are greeted with an open floor plan including a bright and spacious living room, kitchen, half bath and dining room. Your brand new kitchen has a big island, stainless steel appliances, lots of counter space, and tons of cabinets, with large deck with more than enough room for patio furniture and a BBQ to enjoy the summer months coming up. The primary bedroom has generous room for a king-sized bed, as well as a walk-in closet and master ensuite with double vanity sinks. Also upstairs is your laundry room, made for convenience, two more bedrooms and another beautiful bathroom. This is a spacious and comfortable townhouse in a great neighborhood. With low condo fees, this townhome has exactly what you're looking for! Book your showing today!

Built in 2022

## Essential Information

MLS® #

A2204441



|                |               |
|----------------|---------------|
| Price          | \$465,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,233         |
| Acres          | 0.00          |
| Year Built     | 2022          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 224 Copperleaf Way Se |
| Subdivision | Copperfield           |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2Z 5G4               |

### Amenities

|                |                                                     |
|----------------|-----------------------------------------------------|
| Amenities      | Parking, Snow Removal, Visitor Parking              |
| Parking Spaces | 2                                                   |
| Parking        | Driveway, On Street, Single Garage Attached, Tandem |
| # of Garages   | 1                                                   |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Stone Counters, Storage, Vinyl Windows                   |
| Appliances        | Dishwasher, Electric Oven, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                                |
| Cooling           | None                                                                      |
| Has Basement      | Yes                                                                       |
| Basement          | See Remarks                                                               |

### Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Other                 |
| Lot Description   | Lawn, Street Lighting |

|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | Vinyl Siding    |
| Foundation   | Poured Concrete |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 24th, 2025 |
| Days on Market | 25               |
| Zoning         | M-G              |

### **Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | RE/MAX Landan Real Estate |
|----------------|---------------------------|

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