

# \$544,900 - 159 Copperpond Road Se, Calgary

MLS® #A2240774

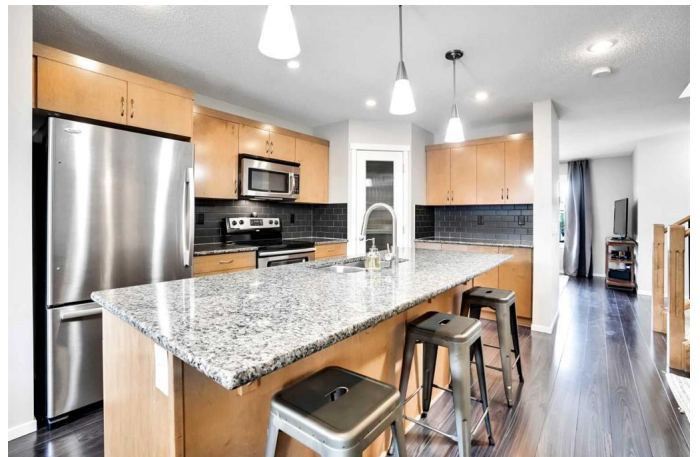
**\$544,900**

3 Bedroom, 3.00 Bathroom, 1,365 sqft

Residential on 0.07 Acres

Copperfield, Calgary, Alberta

Welcome to this tenderly cared for family home in the desirable community of Copperfield which is move in ready for a new owner to love! Whether you are a first-time buyer or a savvy investor, this property offers incredible value and long-term potential. You will be immediately impressed by the flower bordered walkway and inviting curb appeal up to charming front veranda—perfect for sipping your morning coffee. Step inside to discover a warm and functional floor plan that features a separate front living room, an expansive kitchen with a large granite island, stainless steel appliances, corner pantry, and ample cabinet space. There is plenty of room for family dining and entertaining with a convenient half bath for guests. Upstairs, via the stunning staircase, you will find three generously sized bedrooms, including a large primary with a private ensuite and a bright windowed walk-in closet. The unfinished basement is a blank canvas with a rough-in bathroom already in place—just waiting for your creative touch to expand the living space. Outside, enjoy the beautifully landscaped west-facing backyard from the private deck that captures the afternoon sun, ideal for relaxing, BBQing, or gardening. Off-street parking adds to the convenience with more than enough area for a double garage. Located close to transit, the South Health Campus Hospital, schools, parks, and all the shopping and dining options you could ask for, this home combines lifestyle, comfort, and



future potential in one unbeatable package. Do not miss the chance to make this home yoursâ€”book your showing today!

Built in 2010

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2240774    |
| Price          | \$544,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,365       |
| Acres          | 0.07        |
| Year Built     | 2010        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 159 Copperpond Road Se |
| Subdivision | Copperfield            |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2Z 0W8                |

### Amenities

|                |                       |
|----------------|-----------------------|
| Parking Spaces | 2                     |
| Parking        | Off Street, On Street |

### Interior

|                   |                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Kitchen Island, Walk-In Closet(s), Bathroom Rough-in, Stone Counters, No Smoking Home, Pantry |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings, Microwave Hood Fan                                |
| Heating           | Forced Air                                                                                                                   |

|              |                  |
|--------------|------------------|
| Cooling      | None             |
| Has Basement | Yes              |
| Basement     | Full, Unfinished |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Private Yard, Storage            |
| Lot Description   | Back Yard, Back Lane, Landscaped |
| Roof              | Asphalt Shingle                  |
| Construction      | Vinyl Siding, Wood Frame         |
| Foundation        | Poured Concrete                  |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 19th, 2025 |
| Days on Market | 30              |
| Zoning         | R-G             |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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