

\$478,888 - 3 Copperpond Landing Se, Calgary

MLS® #A2210490

\$478,888

3 Bedroom, 4.00 Bathroom, 1,329 sqft
Residential on 0.07 Acres

Copperfield, Calgary, Alberta

OPEN HOUSE SATURDAY APRIL 12 & 13- 1:00PM TO 3:00PM ** STUNNING CORNER UNIT TOWNHOUSE | 3 BEDS | 3.5 BATHS | REC ROOM** Welcome to Aura at Copperfield, a highly sought-after community in southeast Calgary. This impressively designed, fully developed townhome with 1,887 sq feet of living area, boasts a single attached garage and an additional full-length driveway, providing ample space for the entire family to enjoy. Situated on a west-facing corner lot across from a park, this residence offers added comfort with a front yard featuring a patio. The main level showcases an open floor plan, replete with upgraded LVP flooring, quartz countertops, a U-shaped kitchen, stainless steel appliances, a separate dining area, a spacious living area with a fireplace, and a 2-piece bathroom. An abundance of windows ensures this residence remains sunny throughout the day. The upper level boasts a generously sized master bedroom, a walk-in closet, and a 4-piece en-suite. Two additional bedrooms share a common 4-piece bathroom. The basement is fully developed, featuring a generously sized family room that can be used as a den or office space, a full bathroom, a laundry room, and a mechanical room with storage. Located within a well-established community, residents enjoy close proximity to a playground, an off-leash dog park, and designated access to schools, shopping on 130th Avenue, the South Health Campus, and grocery stores. Furthermore, the



community offers easy access to Stoney Trail/Deerfoot, playgrounds, parks, and is transit-friendly. Do not miss this exceptional opportunity; contact your preferred realtor to schedule a viewing.

Built in 2011

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2210490 |
| Price | \$478,888 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,329 |
| Acres | 0.07 |
| Year Built | 2011 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 3 Copperpond Landing Se |
| Subdivision | Copperfield |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Z 1G6 |

Amenities

| | |
|----------------|---|
| Amenities | Park, Parking, Playground, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Open Floorplan, Quartz Counters, Storage, Vinyl Windows |
|-------------------|---|

| | |
|-----------------|--|
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|------------------------------|
| Exterior Features | Playground, Private Entrance |
| Lot Description | Corner Lot, Views |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 10th, 2025 |
| Days on Market | 11 |
| Zoning | M-2 |

Listing Details

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| Listing Office | eXp Realty |
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