

# \$548,888 - 66 Copperfield Terrace Se, Calgary

MLS® #A2212306

**\$548,888**

3 Bedroom, 4.00 Bathroom, 1,398 sqft

Residential on 0.07 Acres

Copperfield, Calgary, Alberta

CENTRAL AIR CONDITIONING | SUNNY SOUTH-FACING PORCH | HARDWOOD FLOORS | 2.5 BATH | 3 GOOD SIZED BEDROOMS including a PRIMARY BEDROOM WITH A 4-PIECE ENSUITE | LARGE BACKYARD | OFF-STREET PARKING with a large space for a Double Garage | GREAT LOCATION! Young families are going to love this beautiful and immaculate home with central air conditioning! Located in the amenity-rich community of Copperfield with skating rinks, tennis courts, an extremely active community centre, a copious number of parks, tranquil ponds, extensive pathways and 2 neighbourhood shopping areas. Then come home to a quiet sanctuary that perfectly combines style with function. Gleaming hardwood floors grace the front living room where relaxation is encouraged. Culinary adventures await in the well laid out kitchen with a ton of cabinet and counter space plus a pantry for extra storage and a great centre island with raised breakfast bar seating. The cabinets extend into the dining room with a handy tech desk for homework or catching up on emails. A mudroom off the rear entrance tucks away jackets and shoes while a main powder room further adds to your convenience. The primary bedroom on the upper level is a calming oasis with its own private 4-piece ensuite, no more sharing with the kids! Another full bathroom accommodates the 2 additional spacious bedrooms. The basement is partially completed (numerous



construction materials are included with the sale) with a large family room, a guest bedroom and another full bathroom awaiting more design ideas. Kids and pets will enjoy playing in the large grassy backyard fully fenced for privacy with an expansive deck that encourages casual barbeques and time spent unwinding. Plenty of off-street parking can easily be converted into a future garage. This move-in ready home is mere moments from the pond and endless walking trails that wind around this serene neighbourhood. The community of Copperfield has it all but when you do have to leave unlimited shopping and dining options are mere minutes away at South Trail Crossing and McKenzie Towne. Outdoor enthusiasts will love the proximity to Fish Creek Park, Sikome Lake and several enviable golf courses. Simply an outstanding family home in an unbeatable location!

Built in 2005

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2212306    |
| Price          | \$548,888   |
| Bedrooms       | 3           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,398       |
| Acres          | 0.07        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 66 Copperfield Terrace Se |
| Subdivision | Copperfield               |

|             |         |
|-------------|---------|
| City        | Calgary |
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T2Z 4V2 |

### Amenities

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

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Kitchen Island, Low Flow Plumbing Fixtures, Soaking Tub, Storage |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator                 |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | Central Air   |
| Has Basement      | Yes   |
| Basement          | Full, Partially Finished  |

### Exterior

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

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 4                |
| Zoning         | R-G              |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | LPT Realty |
|----------------|------------|

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