

# \$814,900 - 254 Chaparral Court Se, Calgary

MLS® #A2228113

**\$814,900**

5 Bedroom, 3.00 Bathroom, 2,139 sqft

Residential on 0.16 Acres

Chaparral, Calgary, Alberta

At the end of a quiet cul-de-sac and just a 3-minute walk to the lake, this well-kept 5-bedroom + office 2-storey sits on a west-facing pie lot with a large private yard, vaulted ceilings, skylights, A/C, a new roof (2022), new hot water tank (2023), and a fully finished basement. The main floor features updated vinyl flooring throughout, a bright kitchen with granite countertops and stainless appliances, and a living room with a gas fireplace and plenty of natural light. The office comes complete with built-in cabinetry and desk, and a Murphy bed for guests. Upstairs offers 3 good-sized bedrooms, including the master bedroom with a jetted tub and full ensuite. The basement adds 2 more bedrooms, a media room, games area, another gas fireplace, and a 4-piece bathroom. Outside, enjoy composite decking front and back, underground sprinklers, interlocking brick walkways, and a large, private yard lined with mature trees. All of this nestled at the end of a quiet cul-de-sac. This really is the complete package.

Built in 1997

## Essential Information

MLS® #	A2228113
Price	\$814,900
Bedrooms	5
Bathrooms	3.00



Full Baths	2
Half Baths	1
Square Footage	2,139
Acres	0.16
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	254 Chaparral Court Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3M3

### **Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Jetted Tub
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Private

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 4th, 2025
Days on Market	2
Zoning	R-G
HOA Fees	350
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Lethbridge Real Estate.com
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