



GRASSROOTS
REALTY GROUP

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151 Copperfield Common SE
Calgary, Alberta

MLS # A2350220



\$615,000

Division:	Copperfield		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,959 sq.ft.	Age:	2005 (21 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Front Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions:	NA
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Welcome to 151 Copperfield Common SE, a bright and spacious 1,959 sq. ft. two-storey located on a quiet street in the family-friendly community of Copperfield. Freshly painted with new carpet, this move-in-ready home offers a great combination of space, natural light and a functional family layout. The open main floor features slate flooring through the kitchen and dining areas, a spacious kitchen with dark cabinetry, stainless steel appliances, plenty of counter space and a large breakfast bar. The adjoining dining area is surrounded by windows with direct access to the backyard, while the generous living room features new carpet, large windows and a gas fireplace. A convenient 2-piece bathroom completes the main level. Upstairs you'll find three bedrooms, a versatile loft area and the added convenience of upper-floor laundry with built-in shelving. The large primary bedroom features a walk-in closet and private 4-piece ensuite with a jetted corner tub and separate shower. Two additional bedrooms and another 4-piece bathroom complete the upper level. The unfinished basement offers over 800 sq. ft. of additional space ready for future development. Outside, enjoy a fully fenced backyard with mature trees and a large multi-level deck, perfect for relaxing or entertaining. An oversized double attached garage provides plenty of room for vehicles and additional storage. Copperfield is a well-established southeast community offering parks, playgrounds and recreational amenities, including community tennis courts, skating and hockey rinks, with convenient access to the surrounding pathway network and nearby amenities.