



GRASSROOTS
REALTY GROUP

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1233 Copperfield Boulevard SE
Calgary, Alberta

MLS # A2239031



\$849,900

Division:	Copperfield		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,430 sq.ft.	Age:	2020 (5 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	See Remarks		

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

Inclusions:	N/A
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Just Listed – 1233 Copperfield Blvd SE Welcome to the stunning Bradford former showhome by Vesta Properties—a rare gem in the heart of Copperfield. This beautifully appointed home is perfectly situated directly across from a wide open green space, offering serene views right from your front step. Inside, you'll find premium finishings, designer touches, and a functional layout that blends style and comfort. With over 2,400 square feet of total living space, this home features three spacious bedrooms upstairs, a main floor office, and an open-concept kitchen, living, and dining area designed for both everyday living and entertaining. The fully developed basement includes a one-bedroom legal suite with a private entrance, providing excellent potential for rental income or multi-generational living. Enjoy the convenience of being just minutes from schools, playgrounds, walking paths, shopping, restaurants, and public transit. Whether you're looking to upsize, invest, or settle into a vibrant, family-friendly community, this home checks all the boxes.