



GRASSROOTS
REALTY GROUP

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1103, 11 Chaparral Ridge Drive SE
Calgary, Alberta

MLS # A2247797



\$219,000

Division:	Chaparral		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	689 sq.ft.	Age:	1999 (26 yrs old)
Beds:	1	Baths:	1
Garage:	Heated Garage, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 442
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	M-1d75
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan, Storage		

Inclusions: Curtain Rods, TV Mount, Garage Door Remote, FOB

Welcome to 1103, 11 Chaparral Ridge Drive SE — a beautifully updated condo in a prime location just steps from beautiful pathways and the ridge. This bright and inviting home blends modern finishes with a warm, comfortable feel. Inside, you’ll appreciate the fresh upgrades throughout: newly painted walls in a soft, neutral palette, refreshed kitchen cabinetry, sleek new appliances, and stylish new baseboards and trim. The open-concept layout connects the kitchen, dining, and living areas, highlighted by a cozy fireplace that makes the perfect focal point for relaxing evenings. The bathroom has been completely transformed with a new shower and contemporary finishes, adding both function and style. Large windows invite natural light in, while the private balcony offers a peaceful outdoor retreat. This well-managed complex includes titled underground parking and is ideally located near walking trails, Fish Creek Park, shopping, and easy commuter routes. Whether you’re starting out, downsizing, or seeking a low-maintenance home with tasteful updates, this Chaparral Ridge gem is move-in ready.