



GRASSROOTS
REALTY GROUP

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**2313, 99 Copperstone Park SE
Calgary, Alberta**

MLS # A2282315



\$324,999

Division:	Copperfield		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	804 sq.ft.	Age:	2016 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 445
Basement:	-	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	M-2 d150
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Elevator, Kitchen Island, No Animal Home, Pantry, Quartz Counters, Vinyl Windows		

Inclusions: None

Welcome to this beautifully maintained third-floor apartment located in the highly desirable community of Copperfield. This bright, open-concept unit is filled with natural light and features a private balcony equipped with a natural gas line—perfect for BBQs and outdoor entertaining. The apartment offers two generously sized bedrooms, each with its own attached washroom, providing comfort and privacy. Set in a very quiet community surrounded by parks and scenic walking pathways, this home is ideal for those who enjoy both peace and convenience. Located close to all major amenities, including Walmart, gas stations, car wash, Tim Hortons, and more, this apartment offers an excellent blend of lifestyle and accessibility.