



**157 Chapalina Close SE
Calgary, Alberta**

MLS # A2290548



\$649,900

Division:	Chaparral		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,804 sq.ft.	Age:	2004 (22 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Oper		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Few Trees, Front Yard, Interior Lot, Landscaped, Lawn, Level, Str		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Silent Floor Joists, Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Breakfast Bar, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Vinyl Windows		
Inclusions:	N/A		

One of the most affordable detached homes with LAKE ACCESS in Chaparral. Located on a QUIET street just around the corner from the elementary school, playground, and field, where you can easily walk the kids to school. With over 2,300 sq.ft. of developed living space, 4 BEDROOMS, and a massive BONUS room, this home offers a fantastic opportunity to get into one of Calgary's most loved lake communities with room to personalize and update as you see fit. A bright vaulted front entry welcomes you inside to an open main floor featuring 9' ceilings, diagonal hardwood, a functional kitchen with island and corner pantry, and a cozy gas fireplace anchoring the living room. Upstairs you'll find three bedrooms including a spacious primary with walk-in closet and ensuite, plus the huge bonus room set apart from the bedrooms, ideal for family living. The developed basement adds a large recreation space, oversized fourth bedroom, bathroom rough-in, and excellent storage. Walking distance to schools, the lake, transit, and nearby shopping, with quick access in and out of the community. Enjoy Lake Chaparral's year-round lifestyle with beach access, pathways, playgrounds, courts, and community events, plus Fish Creek Park, Wolf Willow Dog Park, and Blue Devil Golf Course just minutes away. A great opportunity to get into Lake Chaparral and make this home your own. Lets go see it!