



**71 Chaparral Close SE
Calgary, Alberta**

MLS # A2291379



\$664,900

Division:	Chaparral		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,280 sq.ft.	Age:	1997 (29 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Cedar Shake	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, High Ceilings, See Remarks, Soaking Tub, Walk-In Closet(s)		

Inclusions: NA

Welcome to this impeccable bungalow villa in the sought-after lake community of Lake Chaparral—where comfort, quality, and effortless living come together. Thoughtfully designed with a timeless aesthetic, this home offers approximately 2,300+ sq. ft. of developed living space, ideal for those seeking a more relaxed, low-maintenance lifestyle without compromising on space or style. The main floor is enhanced by vaulted ceilings and rich hardwood flooring, creating an open, airy feel throughout. The beautifully updated kitchen features a skylight that fills the space with natural light, while a striking three-sided fireplace elegantly separates the living and dining areas—adding warmth and character. The primary suite serves as a peaceful retreat with a full ensuite, while a versatile den provides the perfect space for a home office or quiet reading room. A convenient main floor powder room and laundry further enhance everyday ease. The fully finished lower level expands your living space with a generous family room, a second bedroom, full bathroom, hobby room, and ample storage—ideal for guests or extended stays. Step outside to enjoy the sunny south-facing backyard, complete with a private deck and pergola—perfect for morning coffee or relaxing summer evenings. Permanent gemstone exterior lighting adds beauty and year-round curb appeal. Additional highlights include central air conditioning, cedar shake shingles, and a double attached garage. Immaculate and move-in ready, this home also offers year-round lake privileges—enjoy walking paths, paddle boarding, skating, and a vibrant community atmosphere in every season. A rare opportunity to enjoy refined bungalow living in an exceptional community that’s close to everything that matters. Welcome home.