



**3313, 99 Copperstone Park  
Calgary, Alberta**

**MLS # A2296173**



**\$309,900**

<b>Division:</b>	Copperfield		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	804 sq.ft.	<b>Age:</b>	2017 (9 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 465
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete	<b>Zoning:</b>	M-2 d150
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Quartz Counters		

**Inclusions:** Island Table

Welcome to this beautifully updated 2 Bedroom, 2 bathroom apartment in the Community of Copperfield with Titled underground parking stall and Storage Locker. Excellent location to ownership or make it a rental investment property. As you enter, you will be impressed with the open concept floor plan, a modern design for your everyday comfort. A spacious living room that leads to your balcony for your summer BBQ. This kitchen is perfect for cooking, entertaining, or casual dining as it features your pretty Island dining table, added the Stainless steel appliance with new Electric stove. The in unit laundry for your convenience. The home was recently renovated featuring the new LVP flooring, new carpet in the bedrooms, newly painted bedroom, accent wall paint for added comfort and relaxation and a stunning QUARTZ Counter Top. Within walking distance to school, playgrounds and public transportation, close to local shops and amenities. Book your private viewing with your favourite Realtor for this amazing Apartment. \*3D VIRTUAL TOUR AVAILABLE\*