



**134 Copperstone Close SE  
Calgary, Alberta**

**MLS # A2143087**



**\$774,900**

<b>Division:</b>	Copperfield		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,475 sq.ft.	<b>Age:</b>	2010 (14 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Concrete Driveway, Double Garage Attached, Driveway, Garage Door Opener		
<b>Lot Size:</b>	0.17 Acre		
<b>Lot Feat:</b>	Back Yard, Backs on to Park/Green Space, Front Yard, Lawn, No Neighbours		

<b>Heating:</b>	Central, Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R-1N
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**Features:** Breakfast Bar, Built-in Features, Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Track Lighting, Vaulted Ceiling(s), Walk-In Closet(s)

**Inclusions:** Window blinds, Dishwasher - Built in, Gazebo

Meticulously maintained 3-bedroom, 2.5-bathroom single-family home with 2475 of living space on a massive 7500 sqft pie lot. It's perfect for families who need room to spread out inside and out. From the spacious foyer entrance, the main floor opens back to the main living room, with central gas fireplace and huge SE facing picture window. The large kitchen features ample counter space cabinet storage, along with black granite counters. A large corner walk-through pantry leads directly to the main floor laundry and mud room and then oversized double attached garage. Upstairs, you'll find a huge front facing bonus room, with study/office nook before stepping down to the main family space - a versatile space that can be transformed into a media room, game room, or combination of both. Toward the back of the 2nd floor, you'll discover a very nicely appointed primary suite featuring a spacious walk-in closet and generous 5-piece ensuite bathroom. Two additional large bedrooms and a well-appointed full bathroom complete the upper level's nearly 1400 sqft. Step outside onto the expansive pie lot and enjoy a rare oversized suburban lot. The large size offers plenty of space for backyard barbecues, outdoor games, or simply relaxing in the sunshine. The large deck includes a pergola shelter and gas hookup for BBQ's. Backing onto a landscaped green space enhances the sense of privacy while offering unobstructed convenient access to even more outdoor space. Situated on a quiet close, you'll enjoy a sense of community while still being close to all the amenities you need, conveniently located near Copperfield elementary school, playgrounds, and a short walk to the community centre. You'll also have quick access to transit and an easy commute to Stoney or Deerfoot. Book your private showing today, and discover one of SE

Calgary's favourite family communities!