



**120 Copperstone Drive SE
Calgary, Alberta**

MLS # A2197480



\$639,900

Division:	Copperfield		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,500 sq.ft.	Age:	2015 (10 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks		

Inclusions: N/A

Step into this beautiful family home and be welcomed by a bright, open main floor with upgraded laminate flooring, a cozy custom-built electric fireplace, and a modern kitchen featuring quartz countertops, stainless steel appliances, ample cabinet space, and a newer fridge. Upstairs, you’ll discover three spacious bedrooms, including a primary suite with a new window, a dual-sink ensuite, and a generous walk-in closet. Additional features include upgraded shower heads, bathroom switches with fan timers, new rods and draperies, a keyless entry front door, and the convenience of upper-floor laundry and a built-in humidifier for added comfort. The home has been freshly painted throughout. The fully finished basement adds even more living space, offering a fourth bedroom, a full bathroom with a relaxing soaker tub, and a large recreation area with a built-in surround sound system. Outside, the backyard provides a serene retreat with a large deck, a beautiful oak pergola, new pebbles, and paved rear-lane access. The oversized detached garage is equipped with a smart Wi-Fi garage door opener, while the new front lawn and flower beds enhance the home’s curb appeal. Perfectly situated in Copperfield, this home is just steps away from parks, schools, shopping, dining, and major routes like Stoney Trail, 52 Street, and Deerfoot Trail. Don’t miss the chance to view this incredible property—schedule your showing today!