



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

4118, 99 Copperstone Park SE  
Calgary, Alberta

MLS # A2212256



**\$305,000**

Division:	Copperfield		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	915 sq.ft.	Age:	2016 (9 yrs old)
Beds:	2	Baths:	2
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 482
Basement:	-	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Granite Counters, Kitchen Island		

Inclusions: NA

\*This property is a judicial listing\*.. Offering a 2 bedroom , 2 bathroom unit with unbeatable convenience and modern living in a highly sought-after location. This home has a spacious layout and an open concept living area boasting plenty of natural light. Additional highlights include stainless steel appliances, in-unit laundry, a TITLED UNDERGROUND PARKING STALL WITH STORAGE, A/C and ample cabinetry. Perfectly positioned for easy access to everything you need, this home is just steps away from nearby playgrounds, making it ideal for families or those who enjoy outdoor space. With major amenities, shopping centers, and dining options within close reach, you'll never have to venture far for your essentials. Plus, enjoy quick access to major highways, ensuring an effortless commute whether you're heading to work or exploring the city. Come visit this home today!