DANIEL CRAM

1218, 99 Copperstone Park SE
Calgary, Alberta

MLS # A2250251

$324,900

Division:	Copperfield
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit

Size:	904 sq.ft.	**Age:**	2015 (10 yrs old)
Beds:	2	**Baths:**	2

Garage:	Underground
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Vinyl	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 495
Basement:	-	**LLD:**	-
Exterior:	Brick, Vinyl Siding, Wood Frame	**Zoning:**	M-2 d150
Foundation:	-	**Utilities:**	-
Features:	Kitchen Island, See Remarks		

Inclusions:	N/A

OPEN HOUSE SUNDAY 24TH AUG 1-3PMDON’T MISS OUT on this large CORNER UNIT PRICED TO SELL! Step into this inviting 2 BEDROOM, 2 BATHROOM apartment in the FAMILY ORIENTED COMMUNITY of COPPERFIELD. With 904 SQ. FT. of well-designed space, this home blends COMFORT and STYLE in all the right ways. The bright, OPEN LAYOUT features a roomy KITCHEN, DINING AREA, and LIVING SPACE with LARGE WINDOWS that let in plenty of NATURAL LIGHT. The kitchen comes with a NEW DISHWASHER (2024), and the IN-SUITE LAUNDRY includes a WASHER AND DRYER (2023) for everyday ease. The PRIMARY BEDROOM offers a WALK-IN CLOSET and a private 3-PIECE ENSUITE, while the SECOND BEDROOM sits close to the MAIN BATHROOM, perfect for KIDS, GUESTS, or a HOME OFFICE. You’ll also enjoy AIR CONDITIONING and a PRIVATE BALCONY for relaxing outdoors. A rare bonus is the UNDERGROUND CORNER PARKING STALL, set right by the PARKADE ENTRANCE for quick access. Living here means being close to SCHOOLS, PARKS, SHOPS, and TRANSIT, making it a great choice for both FAMILIES and FIRST-TIME BUYERS. This home is a SMART FIND in a GROWING NEIGHBORHOOD.