

\$649,900 - 39 Chapalina Way Se, Calgary

MLS® #A2201762

\$649,900

4 Bedroom, 3.00 Bathroom, 1,551 sqft
Residential on 0.10 Acres

Chaparral, Calgary, Alberta

Welcome to 39 Chapalina Way SE! This beautifully maintained home is nestled in the vibrant, family-friendly lake community of Chaparral and boasts a sunny west-facing backyard, perfect for soaking up the sun. Step inside to a bright and inviting main floor featuring an open-concept layout. The kitchen is crisp and clean, offering a functional center island, white cabinetry, a corner pantry, ample counter space, and stainless steel appliances. The adjacent living room, complete with a cozy gas fireplace with a solid wood mantle, seamlessly connects to the kitchen and dining area, ideal for both daily living and entertaining. The spacious dining room easily accommodates a full suite and provides direct access to the private backyard, enhanced by the added benefit of a stamped concrete patio. The main floor is complete with a mudroom leading to the double-attached garage and a convenient 2-piece bathroom. Upstairs, you'll find three generously sized bedrooms, including a primary retreat with a walk-in closet and a well-appointed ensuite. The fully finished basement extends your living space with a cozy rec room, an additional bedroom, a roughed-in bathroom, and a versatile unfinished area, perfect for a home gym, hobby room, or future bedroom. Don't forget the beautiful hardwood floors and central air conditioning for those warm summer days! Chaparral is a well-established lake community known for its strong sense of community and exceptional amenities. Enjoy



convenient access to day-to-day essentials, Stoney Trail, the Bow River, and scenic pathways. Don't miss out - call today to book your private tour!

Built in 1999

Essential Information

MLS® #	A2201762
Price	\$649,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,551
Acres	0.10
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	39 Chapalina Way Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3P1

Amenities

Amenities	Beach Access, Park, Picnic Area, Playground
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Smoking Home, Pantry, Bathroom Rough-in
Appliances	Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator,

	Stove(s), Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Level, Low Maintenance Landscape, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 13th, 2025
Days on Market	1
Zoning	R-G
HOA Fees	375
HOA Fees Freq.	ANN

Listing Details

Listing Office The Home Hunters Real Estate Group Ltd.

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.