

16 Chapalina Common SE Calgary, Alberta

MLS # A2230484



\$799,999

Division:	Chaparral		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,278 sq.ft.	Age:	2004 (21 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Heated Garage, Oversized		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Cedar, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, High Ceilings, No Smoking Home, Pantry, Soaking Tub, Walk-In Closet(s)		

Inclusions: Screen in Basement

A Fresh Start Awaits in Lake Chaparral! Step into this beautifully maintained 4-bedroom, 4-bathroom home nestled in one of Calgary's favourite lake communities. Whether you're looking to settle down, grow your family, or simply enjoy the perks of a vibrant neighbourhood, this home delivers comfort, style, and space in all the right places. From the moment you enter, you'll love the bright and welcoming main floor. A versatile front den offers space for a home office, playroom, or cozy reading nook. The open-concept kitchen, living, and dining area is perfect for everyday living and entertaining, with soaring ceilings, big windows that let in tons of natural light, and a gas fireplace for cozy evenings. The kitchen features a gas stove, direct access to the backyard, and a massive walk-through pantry leading to a well-designed mudroom/laundry space—conveniently located next to the oversized, heated double detached garage. Upstairs, unwind in a true primary retreat with a walk-in closet, 4-piece ensuite, and a deep soaker tub. Two additional bedrooms (including one with a walk-in closet), a full bathroom, and a spacious bonus room offer flexibility and room for everyone. The fully finished basement is ready for movie nights and hangouts, complete with a large rec room, built-in screen, projector wiring, a fourth bedroom, full bath, and dedicated storage. Step outside to your private backyard with a sunny deck—perfect for relaxing or entertaining. You're just a short walk to Lake Chaparral where year-round fun like swimming, skating, and community events await. A nearby path leads to playgrounds and green spaces, and you're minutes from schools, shopping, and more. This isn't just a home—it's where your next chapter begins. Book your showing today!