

# \$425,000 - 175 Chapalina Square Se, Calgary

MLS® #A2265489

## \$425,000

3 Bedroom, 3.00 Bathroom, 1,341 sqft

Residential on 0.04 Acres

Chaparral, Calgary, Alberta

Welcome to 175 Chapalina Square SE Calgary, a sunny bright 2-story townhome built in 2007 situated in the vibrant lake community of Chaparral. This recently upgraded home combines modern design, hardwood floors and carpet, and a smart flexible layout. The main level offers open living/dining, gas fireplace, 2-piece guest bath, gourmet kitchen with stainless steel appliances, and ample counter space. Upstairs includes a master bedroom with 3-piece ensuite, and 2 more roomy bedrooms and full bath. Additional amenities include air conditioning, full basement ready to be developed, single garage, plenty of storage and off-street parking, close proximity to shopping, restaurants, schools, public transportation. This home is immaculate and move-in ready.

Built in 2007

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2265489  |
| Price          | \$425,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,341     |
| Acres          | 0.04      |
| Year Built     | 2007      |



|          |               |
|----------|---------------|
| Type     | Residential   |
| Sub-Type | Row/Townhouse |
| Style    | 2 Storey      |
| Status   | Active        |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 175 Chapalina Square Se |
| Subdivision | Chaparral               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2X 0L5                 |

### Amenities

|                |                               |
|----------------|-------------------------------|
| Amenities      | Clubhouse, Park, Snow Removal |
| Parking Spaces | 1                             |
| Parking        | Single Garage Attached        |
| # of Garages   | 1                             |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, See Remarks                                                   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                   |
| Cooling           | Central Air                                                                                  |
| Fireplace         | Yes                                                                                          |
| # of Fireplaces   | 1                                                                                            |
| Fireplaces        | Gas                                                                                          |
| Has Basement      | Yes                                                                                          |
| Basement          | Full, Unfinished                                                                             |

### Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior Features | Other                                          |
| Lot Description   | Back Lane, Front Yard, Landscaped, See Remarks |
| Roof              | Asphalt Shingle                                |
| Construction      | Vinyl Siding, Wood Frame                       |
| Foundation        | Poured Concrete                                |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 18th, 2025 |
| Days on Market | 3                  |
| Zoning         | M-Gd44             |
| HOA Fees       | 366                |
| HOA Fees Freq. | ANN                |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Solutions |
|----------------|------------------------|

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