

# \$439,000 - 158 Chapalina Square Se, Calgary

MLS® #A2231475

**\$439,000**

3 Bedroom, 3.00 Bathroom, 1,347 sqft

Residential on 0.03 Acres

Chaparral, Calgary, Alberta

**FULL LAKE ACCESS | WEST-FACING  
BALCONY | FACES GREEN SPACE**

Welcome to your new home in the heart of Lake Chaparral, where every day feels like a retreat! This fabulous townhome offers the rare combination of FULL LAKE PRIVILEGES and a serene setting that fronts onto a peaceful green space—perfect for relaxing or entertaining on your private exposed aggregate patio with a natural gas hookup. Step inside to find 9-foot ceilings and gleaming hardwood floors throughout the main level. The well-appointed kitchen features stainless steel appliances, a spacious quartz breakfast bar, and clever storage solutions—ideal for both everyday living and hosting guests. The open-concept living area centers around a cozy gas fireplace, while a convenient office nook and a stylish 2-piece bath round out the main floor. Just off the dining area, enjoy your SUN-DRENCHED WEST-facing balcony for those warm summer evenings. Upstairs, you will find three generously sized bedrooms, filled with natural light. The primary suite offers a private 3-piece ensuite, while a full 4-piece bath serves the other two bedrooms—perfect for families or guests. The lower level includes a laundry and utility room, with direct access to your DOUBLE ATTACHED GARAGE, offering security and ample storage. There is plenty of additional street parking out front, and visitor parking close by makes hosting a breeze. As a resident of LAKE Chaparral, you will



enjoy four-season funâ€”kayaking, paddleboarding, swimming, and fishing in the summer, plus skating and tobogganing in the winter. Shopping, dining, and schools are just minutes away, making this a truly unbeatable location.

Do not miss this chance to live in one of Calgaryâ€™s most sought-after lake communitiesâ€”where lifestyle meets comfort, and community is everything.

Built in 2008

**Essential Information**

MLS® #	A2231475
Price	\$439,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,347
Acres	0.03
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	158 Chapalina Square Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0L7

**Amenities**

Amenities	Parking, Visitor Parking
Parking Spaces	2

Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), High Ceilings
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior Features	Balcony, BBQ gas line, Private Entrance
Lot Description	Front Yard, Landscaped, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 20th, 2025
Days on Market	5
Zoning	M-G d44
HOA Fees	372
HOA Fees Freq.	ANN

### Listing Details

Listing Office	2% Realty
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