

\$749,000 - 42 Chaparral Grove Se, Calgary

MLS® #A2253945

\$749,000

5 Bedroom, 4.00 Bathroom, 2,004 sqft

Residential on 0.11 Acres

Chaparral, Calgary, Alberta

Welcome to your next family home in the popular lake community of Chaparral! Perfectly situated on a quiet street, this 2 storey home with a front-attached double garage offers a total of 5 bedrooms, 3.5 bathrooms and over 3000 square feet of living space. Step inside and be greeted by a grand open-to-above staircase and freshly painted interior, creating a bright and inviting atmosphere. The main level is designed with arched entryways, a formal dining room for special gatherings, and a private home office ideal for working from home. The living room is finished with a cozy gas fireplace, flows seamlessly into the kitchen and breakfast nook. Here, you'll enjoy classic maple cabinetry, a central island, walk-in pantry, and plenty of windows overlooking the private backyard. A convenient main floor laundry and half bathroom complete this level. Upstairs, you'll find 3 spacious bedrooms, including a primary suite that easily accommodates a king-sized bed and features a walk-in closet, soaker tub, and separate shower. The fully developed basement extends your living space with a large rec room, 2 additional bedrooms, and a beautifully updated bathroom with a walk-in shower—perfect for teenagers, guests, or extended family. Outside, the backyard is a true oasis with multi-level spaces to enjoy. Mature trees provide shade and privacy, while the deck with pergola and lower patio create ideal spots for summer gatherings or quiet evenings outdoors. All of this, just blocks from



year-round lake activities”swimming, skating, fishing, and more”plus the convenience of an established community with schools, parks, and amenities nearby. Don’t miss your chance to own a beautiful home in one of Calgary’s most desirable lake neighborhoods.

Built in 2004

Essential Information

MLS® #	A2253945
Price	\$749,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,004
Acres	0.11
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	42 Chaparral Grove Se
Subdivision	Chaparral
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X3W1

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Kitchen Island, Pantry, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Other, Private Yard, Storage
Lot Description	Back Yard, Low Maintenance Landscape, Private, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2025
Days on Market	13
Zoning	R-G
HOA Fees	325
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
----------------	------------

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.