



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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691 Copperpond Circle SE
Calgary, Alberta

MLS # A2244383



\$684,900

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Bidet, Built-in Features, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Storage, Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to this stunning home positioned across from Copperpond Park and walking pathways, offering nature views from the second floor. This home comes with 3 bedrooms, 3.5 baths, and a fully developed basement with permits for a total of 2840 sq ft of living area. The kitchen contains beautiful granite countertops, stainless steel appliances, and a large island. This home offers central A/C, efficient furnace, a gas fireplace, and a Perfect16 IQAir® Medical-Grade Air Filtration system. Other premium upgrades include a central vacuum with attachments, a recently replaced tankless hot water system, water softener, and a large built-in bookshelf in the cozy living room. The large windows provide lots of natural lighting, and the home opens to a spacious backyard deck. Major updates done 4 years ago include new shingles, siding, soffit, and fascia. Walking distance to Tim Hortons, a gas station, and amenities. City assessed at \$729,500 (2025), which allows for great value in a prime location!