

# **\$315,000 - 3410, 755 Copperpond Boulevard Se, Calgary**

MLS® #A2233822

**\$315,000**

2 Bedroom, 2.00 Bathroom, 803 sqft

Residential on 0.00 Acres

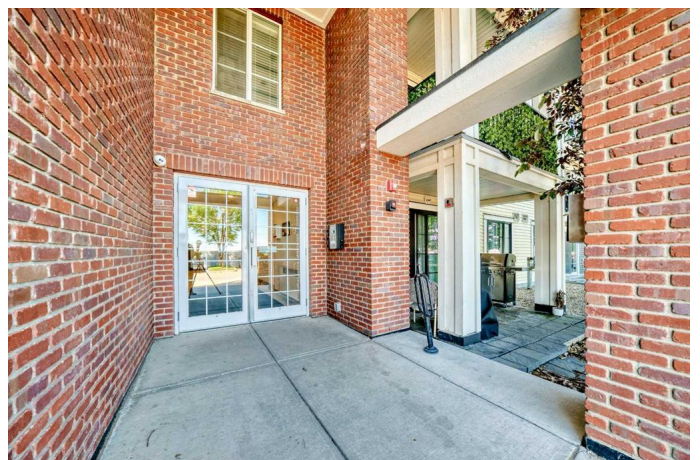
Copperfield, Calgary, Alberta

Location, location, location! This top-floor condo offers two parking stalls and dedicated additional storage, making it a rare find. Overlooking a pond, the west-facing balcony is perfect for enjoying the sunset and includes a gas outlet for your BBQ. The open-concept layout connects the living room, dining area, and kitchen. The kitchen features granite countertops, stainless steel appliances, and plenty of cabinetry. Vinyl plank flooring runs through the main living areas, while the bedrooms are finished with carpeting in neutral tones.

The master bedroom is privately located on one side of the unit and includes a walk-through closet leading to a three-piece ensuite. On the opposite side, the second bedroom also offers a walk-through closet and access to the main four-piece bathroom, which has an additional entrance for guests. With 9-foot ceilings throughout, the unit feels spacious.

Additional features include in-suite laundry with a newer washer and dryer, and extra in-unit storage. Two heated, titled parking stalls add even more value. Well managed complex with reasonable condo fees that include heat, water, and sewer.

Conveniently located near parks, schools, walking paths, a courtyard, public transit, and all the shopping and dining options along



130th Avenue. Easy access to South Health Campus, the amenities of Legacy, and major routes including Stoney Trail and Deerfoot Trail. Whether you're looking for an investment or a place to call home, this property is an excellent choice.

Built in 2014

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2233822          |
| Price          | \$315,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 803               |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                                   |
|-------------|-----------------------------------|
| Address     | 3410, 755 Copperpond Boulevard Se |
| Subdivision | Copperfield                       |
| City        | Calgary                           |
| County      | Calgary                           |
| Province    | Alberta                           |
| Postal Code | T2Z1R4                            |

**Amenities**

|                |                                                                                    |
|----------------|------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Laundry, Visitor Parking, Community Gardens, Secured Parking, Storage |
| Parking Spaces | 2                                                                                  |
| Parking        | Underground                                                                        |

**Interior**

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, No Smoking Home, Open Floorplan, |
|-------------------|-------------------------------------------------------------------|

|              |                                                                                               |
|--------------|-----------------------------------------------------------------------------------------------|
|              | Storage, Ceiling Fan(s), Elevator                                                             |
| Appliances   | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Range |
| Heating      | Natural Gas, Baseboard                                                                        |
| Cooling      | Central Air                                                                                   |
| # of Stories | 4                                                                                             |
| Basement     | None                                                                                          |

## Exterior

|                   |                                           |
|-------------------|-------------------------------------------|
| Exterior Features | Balcony, Courtyard, Storage, Playground   |
| Roof              | Asphalt                                   |
| Construction      | Concrete, Vinyl Siding, Wood Frame, Brick |
| Foundation        | Poured Concrete                           |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 30th, 2025 |
| Days on Market | 80              |
| Zoning         | M-X1            |

## Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Diamond Realty & Associates LTD. |
|----------------|----------------------------------|

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