



|             |                     |
|-------------|---------------------|
| Address     | 44 Chaparral Way Se |
| Subdivision | Chaparral           |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | t2x3k6              |

### Amenities

|                |                                        |
|----------------|----------------------------------------|
| Amenities      | Beach Access, Boating, Clubhouse, Park |
| Parking Spaces | 2                                      |
| Parking        | Double Garage Attached                 |
| # of Garages   | 2                                      |

### Interior

|                   |                                                                                     |
|-------------------|-------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home                                      |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator |
| Heating           | Forced Air                                                                          |
| Cooling           | Central Air                                                                         |
| Fireplace         | Yes                                                                                 |
| # of Fireplaces   | 1                                                                                   |
| Fireplaces        | Gas, Living Room                                                                    |
| Has Basement      | Yes                                                                                 |
| Basement          | Finished, Full                                                                      |

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior Features | Playground, Private Yard                                          |
| Lot Description   | Back Lane, Close to Clubhouse, Lake, Rectangular Lot, See Remarks |
| Roof              | Asphalt Shingle                                                   |
| Construction      | Wood Frame                                                        |
| Foundation        | Poured Concrete                                                   |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 20                |
| Zoning         | R-G               |
| HOA Fees       | 385               |
| HOA Fees Freq. | ANN               |

### Listing Details

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