

# \$379,900 - 12 Chaparral Ridge Park Se, Calgary

MLS® #A2262864

**\$379,900**

2 Bedroom, 3.00 Bathroom, 1,104 sqft

Residential on 0.58 Acres

Chaparral, Calgary, Alberta

Welcome to 12 Chaparral Ridge Park – a bright and beautifully maintained 2-bedroom, 3-bathroom townhome just steps from the incredible Fish Creek Park and the serene walking paths of Chaparral Ridge. This home is filled with thoughtful upgrades and custom built-ins designed for style, comfort, and functionality. The sun-drenched main living area features a spacious layout with built-in cabinetry, perfect for both entertaining and everyday living.

The well-designed kitchen flows seamlessly into the dining area, with large windows letting natural light pour in. Upstairs, you'll find two generously sized bedrooms. The secondary bedroom includes built-in cabinetry and a charming Juliette balcony – a lovely touch of character. The primary bedroom features its own private upper-level balcony, offering a peaceful outdoor space for morning coffee or evening wine with a view.

Storage is no issue here – the garage comes fully equipped with built-in cabinets and custom bike racks to keep everything neat and tidy. Plus, a BBQ with a gas line is included for easy outdoor grilling.

This turnkey property combines low-maintenance living with unbeatable access to nature. Whether you're looking to downsize, purchase your first home, or invest in a peaceful retreat close to the outdoors, 12 Chaparral Ridge Park offers it all – smart storage, sun-filled living spaces, and a location that puts you just minutes from one of



Calgary’s most cherished parks.

Built in 2007

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2262864      |
| Price          | \$379,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,104         |
| Acres          | 0.58          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 12 Chaparral Ridge Park Se |
| Subdivision | Chaparral                  |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T2X 0E4                    |

**Amenities**

|                |                                                                      |
|----------------|----------------------------------------------------------------------|
| Amenities      | Playground, Visitor Parking                                          |
| Parking Spaces | 2                                                                    |
| Parking        | Concrete Driveway, Garage Door Opener, Single Garage Attached, Paved |
| # of Garages   | 1                                                                    |

**Interior**

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Interior Features | High Ceilings, Open Floorplan                                       |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                             |
| Cooling           | None                                                                |

Basement                      None

**Exterior**

Exterior Features      None  
Lot Description        Landscaped  
Roof                      Asphalt Shingle  
Construction          Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              October 8th, 2025  
Days on Market        19  
Zoning                    M-1 d75

**Listing Details**

Listing Office            RE/MAX Complete Realty

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