

\$449,900 - 384 Copperpond Landing Se, Calgary

MLS® #A2252684

\$449,900

3 Bedroom, 3.00 Bathroom, 1,334 sqft
Residential on 0.03 Acres

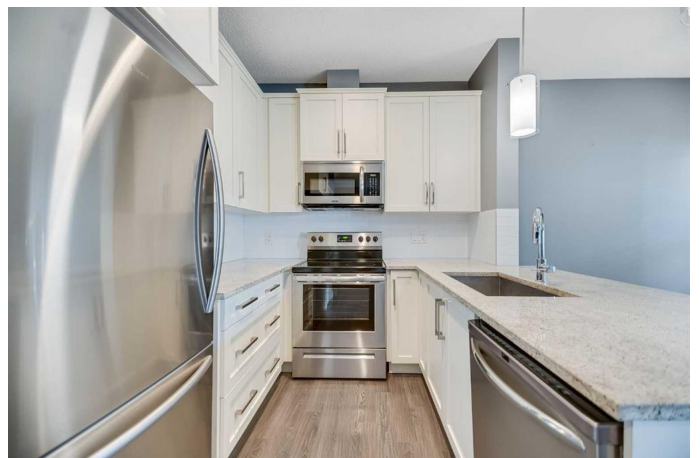
Copperfield, Calgary, Alberta

OPEN HOUSE Oct 18th from 1-4pm!

Welcome to 384 Copperpond Landing SE—a townhome in Aura of Copperfield, this 3-bed, 2.5-bath blends thoughtful upgrades with everyday function. Inside, the open main floor is anchored by a stylish living room with tile fireplace surround, a defined dining area, and a chef-friendly kitchen featuring soft-close cabinetry with upgraded hardware, granite counters, an oversized stainless sink, and a stainless steel appliances including a newer stove (Nov 2023) and fridge (Apr 2022). A convenient powder room completes the level.

Upstairs, the spacious primary bedroom offers a 4-pc ensuite with granite, tiled floors, and subway-tile surrounds—finishes echoed in the additional bathroom. Two additional bedrooms complete this upper level. Cohesive laminate flooring on the main and upper level. The basement is unfinished offering many future development opportunities, featuring new washing machine (Apr 2025) and dryer in the basement make it truly move-in ready.

Enjoy sunsets on the covered, west-facing patio, overlooking a treed green space—a peaceful backdrop for morning coffee or golden-hour unwinds. The front single attached garage connects to the main level with extra storage, plus a garage door opener (Sept 2022). The unit is located conveniently near visitor parking for guests, or apply on the waitlist for additional parking. This condo



allows for pets with board approval. Steps from community ponds, playgrounds, and pathways—including Wildflower Pond—and close to New Brighton Athletic Park; minutes to the Brookfield Residential YMCA at Seton and the South Health Campus. Quick access to 130 Ave SE/South Trail Crossing and Seton shopping; commuter-friendly via Stoney Trail, Deerfoot Trail, and 52 St SE; nearby schools include Copperfield School (CBE Kâ€“5), St. Isabella (CCSD Kâ€“9), and Joane Cardinal-Schubert High (CBE, Seton). Book your showing today!

Built in 2012

Essential Information

MLS® #	A2252684
Price	\$449,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,334
Acres	0.03
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	384 Copperpond Landing Se
Subdivision	Copperfield
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1G6

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Garage Door Opener, Single Garage Attached
# of Garages	1

Interior

Interior Features	Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Pantry
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Electric Stove, Garage Control(s), Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Balcony, Courtyard
Lot Description	Landscaped, Backs on to Park/Green Space, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 2nd, 2025
Days on Market	45
Zoning	M-2

Listing Details

Listing Office	The Real Estate District
----------------	--------------------------

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.