

\$800,000 - 55 Deerbrook Crescent Se, Calgary

MLS® #A2117040

\$800,000

4 Bedroom, 4.00 Bathroom, 2,257 sqft

Residential on 0.14 Acres

Deer Run, Calgary, Alberta

Welcome to 55 Deerbrook Cres SE, a stunning residence nestled in a serene neighborhood, offering a blend of modern comfort and timeless elegance. Priced at \$800,000, this meticulously maintained home boasts an array of desirable features that cater to both convenience and luxury. Upon arrival, you'll be greeted by the charm of the neighborhood and the striking curb appeal of this property. As you step inside, you'll immediately notice the spacious layout designed to accommodate modern lifestyles. With a total of 3 plus 1 bedrooms, there's ample space for families or those who love to entertain guests. The main floor presents a seamless flow, featuring a convenient main floor laundry and a versatile den, ideal for a home office or study area. The 3.5 bathrooms offer both functionality and style, providing comfort for all occupants. For those who appreciate outdoor living, this home offers a delightful retreat with a 14x20 deck, perfect for relaxing or hosting gatherings in the warmer months. The lush greenery surrounding the property is effortlessly maintained with underground sprinklers, adding to the beauty of the landscape. Inside, comfort is paramount with air conditioning ensuring a pleasant climate year-round. The property is in mint condition, reflecting the care and attention it has received over the years. Recent upgrades include new windows (glass only) installed in 2020, providing enhanced energy efficiency and



aesthetic appeal. Additional highlights include a new hot water tank installed in 2019, a basement developed in 2017, and a heated garage, adding to the convenience and functionality of the home. Furthermore, a new furnace installed in 2023 ensures efficient heating during the colder months, contributing to the overall comfort and well-being of the occupants. Numerous upgrades throughout the property over the years, this home is in move in condition! Overall, 55 Deerbrook Cres SE presents an exceptional opportunity to own a meticulously maintained home in a desirable location, offering a harmonious blend of modern amenities and timeless appeal. Don't miss the chance to make this exquisite property your own. Here is your chance to live in Deer Run Estates! Call today as this one will not last!

Built in 1997

Essential Information

MLS® #	A2117040
Price	\$800,000
Sold Price	\$800,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,257
Acres	0.14
Year Built	1997
Type	Residential
Sub-Type	Detached

Style	2 Storey Split
Status	Sold

Community Information

Address	55 Deerbrook Crescent Se
Subdivision	Deer Run
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J6K5

Amenities

Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, High Ceilings, Kitchen Island, Natural Woodwork, Open Floorplan, Pantry, See Remarks, Wood Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Range Hood, Refrigerator, See Remarks, Washer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Corner Lot, Cul-De-Sac, Few Trees, Irregular Lot, Landscaped, Underground Sprinklers, Pie Shaped Lot, See Remarks, Treed
Roof	Asphalt Shingle
Construction	Concrete, See Remarks, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 23rd, 2024
Date Sold	March 30th, 2024

Days on Market	7
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office Greater Property Group

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