

\$479,900 - 43 Castlebrook Way Ne, Calgary

MLS® #A2117247

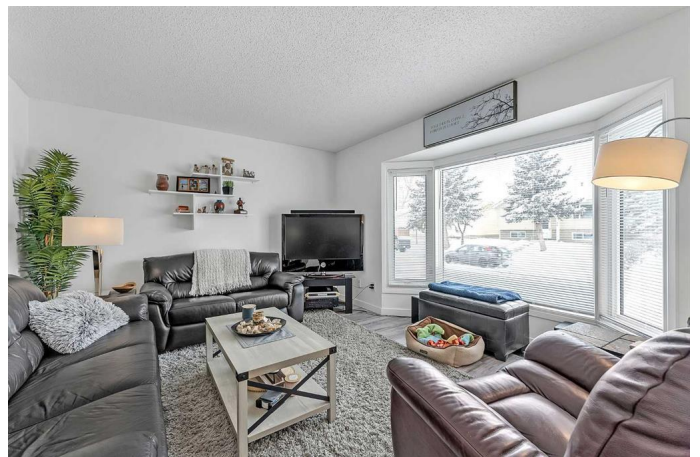
\$479,900

3 Bedroom, 2.00 Bathroom, 1,255 sqft

Residential on 0.06 Acres

Castleridge, Calgary, Alberta

Welcome home! This impeccably renovated single-family residence boasts pride of ownership and offers a perfect blend of comfort, style, and convenience. With 1255sqft above grade, 3 bedrooms, a fully finished basement, and a double detached heated garage, this gem is nestled on a spacious pie lot with a desirable South-facing backyard, providing ample space and sun exposure for outdoor enjoyment and relaxation. As you step inside, you'll be greeted by an inviting atmosphere, where modern upgrades and thoughtful touches enhance every corner. The main level features large windows that flood the space with natural light, creating a bright and airy ambiance. With 8-year-old windows, you can enjoy energy efficiency and plenty of sunshine year-round. The heart of the home is the beautifully appointed kitchen, which showcases sleek cabinetry, updated countertops and newer stainless steel appliances (3 years old). There is ample counter space, making meal preparation a breeze. Whether you're hosting formal dinners or casual gatherings, the open-concept kitchen to dining area ensures seamless entertaining. Retreat to the comfort of the upper level to find 3 spacious bedrooms. The primary is large enough to house a king size bed with space to spare, providing a private oasis for relaxation. The fully finished basement adds versatility to the home, with a large rec room area, offering additional living space that can be customized to suit your



lifestyle needs. Whether you envision a cozy family room, a home gym, or a home office, the possibilities are endless. Additional updates include a 4-year-old furnace, 2-year-old air conditioning unit, and a 2-year-old hot water tank, ensuring comfort and efficiency year-round. The front and back doors were also replaced 2 years ago, enhancing curb appeal and energy savings. Outside, the low-maintenance exterior boasts recent upgrades, including shingles, siding, and eaves (3 years old), providing peace of mind and enhancing the home's curb appeal. The backyard is complete with a patio space and a storage shed. Conveniently located only 20 minutes from downtown Calgary, this home offers easy access to a wide range of amenities, including shopping, dining, parks, and schools. Don't miss your chance to own this move-in ready home in a desirable, established neighborhood.

Built in 1981

Essential Information

MLS® #	A2117247
Price	\$479,900
Sold Price	\$499,200
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,255
Acres	0.06
Year Built	1981
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	43 Castlebrook Way Ne
Subdivision	Castleridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 2A7

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Heated Garage, Oversized

Interior

Interior Features	No Smoking Home, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Landscaped, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 23rd, 2024
Date Sold	April 10th, 2024
Days on Market	18
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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