

\$1,097,000 - 228 Edgebrook Gardens Nw, Calgary

MLS® #A2118077

\$1,097,000

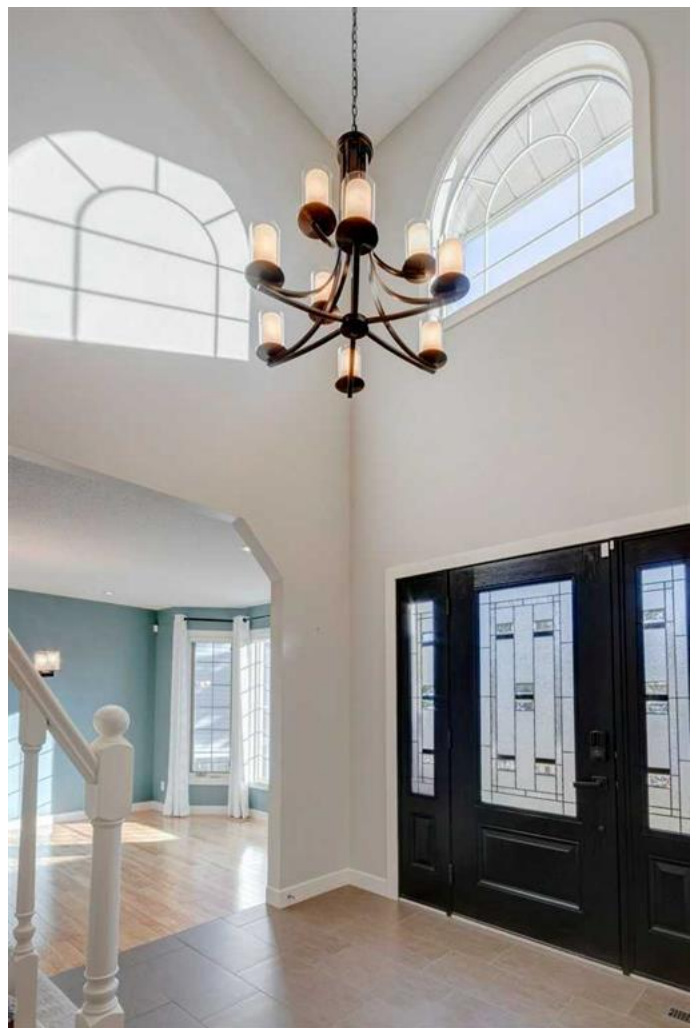
5 Bedroom, 4.00 Bathroom, 2,601 sqft
Residential on 0.18 Acres

Edgemont, Calgary, Alberta

Open House: March 30/31th at 10am-12pm.
UPDATED ROOF, UPDATED KITCHEN,
UPDATED FURNACE, UPDATED WATER
HEATER. Welcome to this fantastic home in
Edgemont, located in Calgary's top-notch
school district! The total living area is around
4000 square feet. This beautifully updated
two-story home is a true reflection of the
owners' pride and is perfect for a growing
family. Tucked away on a peaceful cul-de-sac,
this fully equipped home with a walkout
basement sits on a spacious pie-shaped lot,
boasting an eye-catching exterior.

Step inside, and you'll immediately notice the
inviting hardwood floors and generously sized
tile floors. Move past the gracefully curved
staircase into the cozy family room, complete
with a fireplace, custom furniture, and large
windows. The recently remodeled kitchen is a
bright culinary haven with new cabinets,
granite countertops, and stainless steel
appliances. The breakfast bar offers a scenic
view of the backyard retreat, featuring upper
and lower decks, a fire pit, and plenty of space
for kids to play. The backyard even boasts a
charming grove of fruit trees. The main floor is
further enhanced by a breakfast nook, a
dedicated dining room, a separate office
space, a versatile multipurpose room, a half
bath, and a convenient laundry room.

Upstairs, you'll find spacious hardwood floors
hosting three generously sized bedrooms and



two full bathrooms. The oversized master suite is a luxurious sanctuary with built-in furniture and an updated ensuite featuring double vanities, an oversized tile shower, a corner soaker tub, and a lavish walk-in closet with a fully customized furniture set.

The lower level is a delight with two bedrooms, one exceptionally spacious and perfect for a media area. The basement boasts a billiards area, wet bar, wine cellar, another full bathroom, and a storage space. An arched reading area adds charm to the space.

With a newer roof, updated windows, and a recently installed furnace and hot water tank, this home is move-in-ready, providing the perfect sanctuary for you to enjoy. Immerse yourself in the welcoming atmosphere of this Edgemont home, conveniently close to schools, amenities, and all that the future holds. Without a doubt, it's an extraordinary property! Contact your agent today to schedule a visiting!

Built in 1991

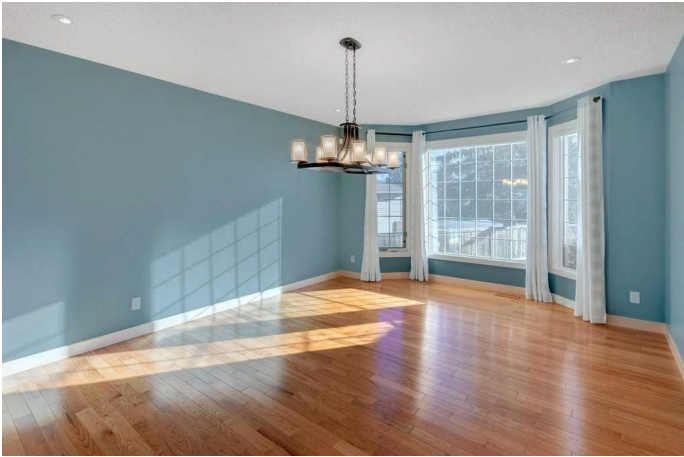
Essential Information

MLS® #	A2118077
Price	\$1,097,000
Sold Price	\$1,128,500
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,601
Acres	0.18
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey

Status Sold

Community Information

Address 228 Edgebrook Gardens Nw
Subdivision Edgemont
City Calgary
County Calgary
Province Alberta
Postal Code T3A 4Z9



Amenities

Parking Spaces 4
Parking Double Garage Attached, Oversized

Interior

Interior Features Bar, Bookcases, Central Vacuum, Double Vanity, Granite Counters, No
Animal Home, No Smoking Home
Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave,
Refrigerator, Washer, Window Coverings
Heating Forced Air, Natural Gas
Cooling None
Fireplace Yes
of Fireplaces 2
Fireplaces Gas
Has Basement Yes
Basement Finished, Full, Walk-Out

Exterior

Exterior Features Fire Pit, Private Yard, Storage
Lot Description Cul-De-Sac, Landscaped, Pie Shaped Lot
Roof Asphalt Shingle
Construction Brick, Stucco, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed March 27th, 2024
Date Sold April 6th, 2024
Days on Market 10
Zoning R-C1

HOA Fees 0.00

Listing Details

Listing Office Homecare Realty Ltd.

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