

\$429,000 - 204, 130 New Brighton Way Se, Calgary

MLS® #A2122176

\$429,000

2 Bedroom, 3.00 Bathroom, 1,442 sqft

Residential on 0.00 Acres

New Brighton, Calgary, Alberta

Experience the epitome of maintenance-free living in this impeccably styled END UNIT townhome, nestled in the sought-after community of New Brighton. Perfectly designed for modern lifestyles, this beautiful home features two primary bedrooms, each with their own luxurious ensuite, making it an ideal retreat for comfort and privacy. As you enter, the smart keypad on the front door welcomes you to a world of sophisticated updates, including lever-style handles and a bright office space with a custom walnut desk & cabinet installed above heated flooring for your comfort while working or studying from home. Throughout this level you'll notice gorgeous custom doorknobs from Weiser and sleek black hardware on all hinges and door stops. This level hosts an exquisitely custom-designed mud/laundry room with new washer & dryer (2023), built-in cabinetry, and a full-sized sink that exemplifies convenience and style. Step up to the main living area where natural light floods through large windows, enhancing the elegant Torly's Luxury Vinyl Plan flooring that extends in all hallways & staircases. The heart of the home is the kitchen, boasting a five-burner gas range and refrigerator (2022), LED-lit cabinets, and a center island with a breakfast bar adjacent to a spacious dining nook. The balcony, accessible from the kitchen, invites you to enjoy your morning coffee or effortless barbecues with its convenient gas line. The living room, equipped with custom blinds and



blackout curtains, offers a plush and spacious setting for relaxation and entertainment with a feature wall ready for movie nights. Both primary suites on the upper level are sanctuaries of peace. The first bedroom features a king-sized bed capacity, two large closets with custom built-ins, and a spa-like ensuite with a floating quartz vanity, LED anti-fog mirror, sleek mirrored medicine cabinet, and a sumptuous glass & tiled shower with seating/bench. The second bedroom is enhanced with large closets, ceiling fan, and blackout curtains for ultimate comfort as well as includes a relaxing bathtub & shower combo ensuite. Additional luxuries include central AIR CONDITIONING, upgraded LED light fixtures, and numerous custom blinds & blackout curtains. Complete with a single garage equipped with a handy cleaning hose and additional driveway parking, this townhome meets every desire for a stylish, convenient, and low-maintenance lifestyle. A pet-friendly building (with board approval), itâ€™s perfect for anyone seeking to indulge in the finest of suburban living. This home is part of a charming complex that offers beautiful courtyards and pergolas. Itâ€™s situated in a community brimming with amenities like a clubhouse, spray park, and multiple sports courts, all within walking distance to schools and scenic pathways. Plus, with easy access to both 130th Avenueâ€™s shopping and dining, and Stoney Trail, this location is truly unmatched.

Built in 2012

Essential Information

MLS® #	A2122176
Price	\$429,000
Sold Price	\$475,000
Bedrooms	2

Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,442
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	204, 130 New Brighton Way Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1H5

Amenities

Amenities	Snow Removal
Parking Spaces	2
Parking	Garage Faces Rear, Heated Garage, Single Garage Attached

Interior

Interior Features	Ceiling Fan(s), High Ceilings, No Animal Home, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 12th, 2024
Date Sold	April 19th, 2024
Days on Market	7
Zoning	M-1 d75
HOA Fees	339.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Coldwell Banker Mountain Central
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