

\$615,000 - 1173 New Brighton Park Se, Calgary

MLS® #A2136293

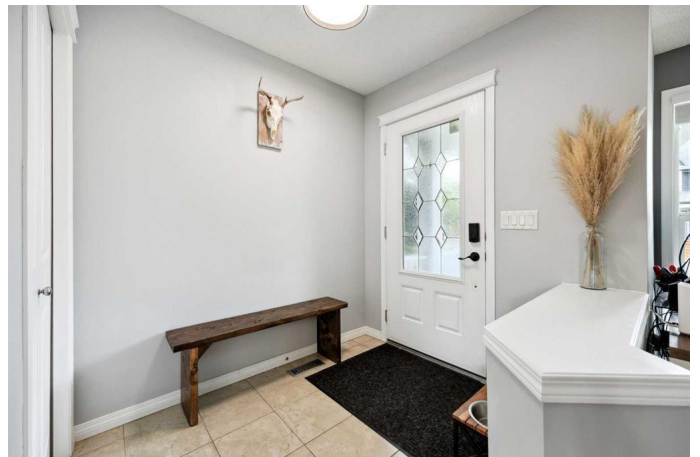
\$615,000

4 Bedroom, 4.00 Bathroom, 1,339 sqft

Residential on 0.06 Acres

New Brighton, Calgary, Alberta

This charming, air-conditioned, 4-bedroom, 3.5-bathroom single family home offers the perfect blend of comfort and value for your growing family. With over 1800 square feet of developed living space, it boasts a well-designed layout that maximizes space and functionality. The bright and open living area features hardwood floors and an open kitchen with peninsula granite counters, as well as stainless steel appliances. Upstairs, relax and unwind in the spacious primary suite, featuring a 4-piece ensuite bathroom. And 2 more more good sized bedrooms, plus 4pc main bath complete the upper level. The fully-developed basement adds an extra bedroom and a 3-piece bathroom and a large egress window for lots of daylight, ideal for teenagers, guests, or a home office. Outside, the covered front porch makes greeting neighbours and outdoor relaxation a breeze. The manicured back yard has space for kids and pets to roam, as well as a ground level deck set opposite the house for the most sun. And, the double detached garage provides ample secure parking and storage. Nestled in family-friendly New Brighton, youâ€™™ll be close to excellent schools, parks and amenities., e Spend weekends enjoying the outdoors at nearby parks, or explore the network of paved paths ideal for walking, jogging, or cycling. Youâ€™™ll love the New Brighton community centre, featuring tennis courts, skating rink, and a spray park, providing endless opportunities for recreation



and fun for the whole family. Don't miss your chance to own this charmer in one of Calgary's favourite family communities.

Built in 2010

Essential Information

MLS® #	A2136293
Price	\$615,000
Sold Price	\$622,200
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,339
Acres	0.06
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	1173 New Brighton Park Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0X8

Amenities

Amenities	Other
Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Driveway, Garage Door Opener

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Track Lighting, Walk-In Closet(s)
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Appliances	Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Central, Forced Air, Humidity Control, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Garden, Landscaped, Standard Shaped Lot, Rectangular Lot, Zero Lot Line
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 31st, 2024
Date Sold	June 7th, 2024
Days on Market	7
Zoning	R-1N
HOA Fees	345.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Greater Property Group
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