

\$795,000 - 1165 Brightoncrest Common Se, Calgary

MLS® #A2140347

\$795,000

3 Bedroom, 3.00 Bathroom, 2,145 sqft

Residential on 0.16 Acres

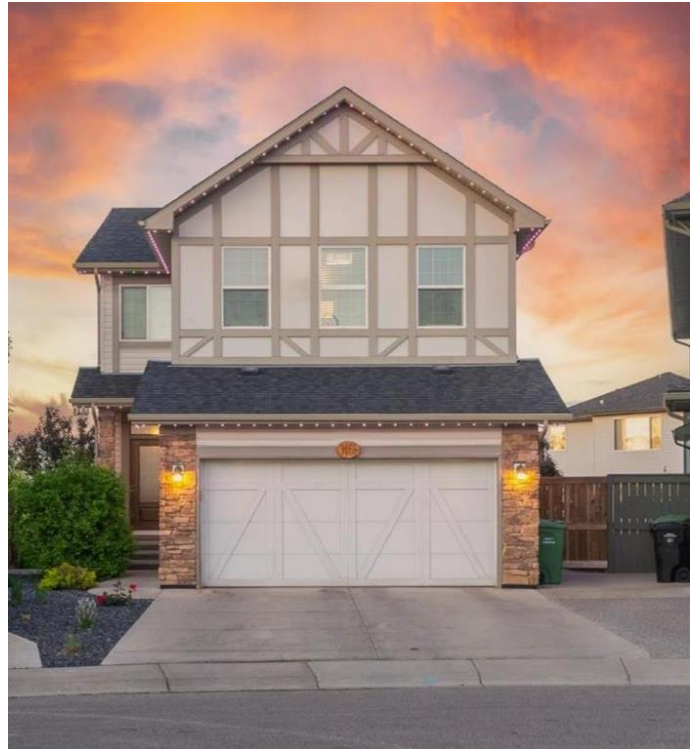
New Brighton, Calgary, Alberta

Welcome to your new oasis! This two-storey home is full of comfort and style. As you enter, the hardwood floors guide you through the open “concept space, illuminated by natural light. The focal point of the main level is the gourmet kitchen, a culinary haven boasting sleek countertops, induction range, upgraded lighting and large island. A gas fireplace in the living area adds warmth and ambiance, perfect for cozy gatherings or quiet evenings. Barn doors beckon you into a walkthrough pantry, adding a rustic touch and practicality to the space.

Upstairs, you discover a sanctuary of relaxation and retreat. 3 bedrooms await each with unique accents and plenty of natural light. The Primary Suite is a tranquil haven, featuring a luxurious 4 pc bath complete with soaker tub and walk in closet. A large bonus room awaits, offering versatility as a recreational space or cozy hideaway. An electric fireplace adds warmth, while a built in Murphy bed provides convenience for overnight guests. This room also includes a dedicated office space, ideal for those who work or study from home.

The partially finished basement leaves room for customization, with electrical and drywall already in place, the space is ready to be transformed.

Step outside into a sprawling backyard retreat. A two “tiered cedar deck provides the perfect setting for dining and lounging in the sun. A pergola offers privacy and charm while



the hot tub invites you to unwind in style. A separate round concrete pad beckons for gatherings around a wood burning fire-pit, creating memories under the stars. Lush perennials add color and vibrancy while an irrigation system ensures effortless maintenance. With the added comfort of air conditioning, you can enjoy outdoor and indoor living with ease.

Added upgrades include new washer & dryer, a tankless hot water system and exterior go bright gemstone lighting.

Conveniently situated near a children’s park, schools, athletic facility and shopping centers. This home offers not only luxurious living but also easy access to amenities. Perfect for every lifestyle.

Built in 2012

Essential Information

MLS® #	A2140347
Price	\$795,000
Sold Price	\$793,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,145
Acres	0.16
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	1165 Brightoncrest Common Se
Subdivision	New Brighton
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2Z1A2

Amenities

Amenities	Clubhouse, Park, Picnic Area, Playground
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Bathroom Rough-in, Granite Counters, No Smoking Home, Pantry, Smart Home, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Tankless Water Heater, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Gas
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	BBQ gas line, Private Yard, Storage
Lot Description	Back Yard, Lawn, Landscaped, Many Trees, Pie Shaped Lot, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 13th, 2024
Date Sold	June 24th, 2024
Days on Market	11
Zoning	R-1N
HOA Fees	355.95
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
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