

\$999,999 - 48 Deerbrook Crescent Se, Calgary

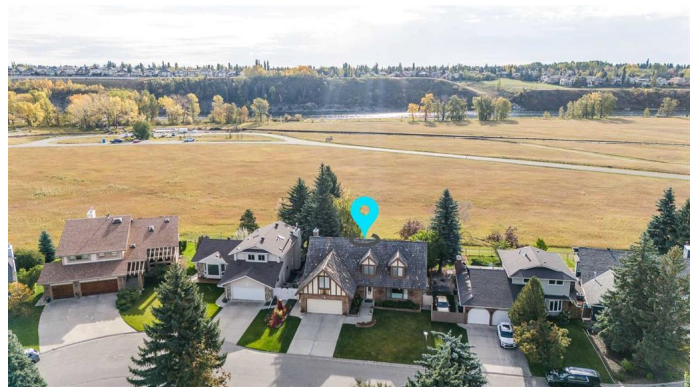
MLS® #A2172467

\$999,999

5 Bedroom, 4.00 Bathroom, 2,875 sqft
Residential on 0.19 Acres

Deer Run, Calgary, Alberta

Welcome to this exquisite home that offers a remarkable blend of space and comfort, perfectly positioned backing onto Fish Creek Park in Deer Run Estates. The unique location provides a quiet natural sanctuary while nestled in the city and also easy access to Deerfoot Trail. With 5 bedrooms and 3.5 bathrooms spread across over 4000 sq ft of developed living space, this residence is ideal for families seeking both tranquility and convenience. The impressive curb appeal, highlighted by beautifully landscaped gardens complement its inviting exterior. A double attached garage adds to the practicality of this well-designed home. Upon entering, you are greeted to the right by a formal living and dining room that exudes elegance. The hardwood flooring adds warmth and sophistication, while large windows flood the main floor with natural light, offering picturesque views of the park. The cozy family room serves as a cozy gathering spot, featuring a gas fireplace that provides both warmth and ambiance. The adjacent open kitchen and eating area keeps the family together. A conveniently located main floor laundry room, with new washer and dryer completes the efficient functionality of the main floor. The spacious upstairs level features 5 bedrooms, including a generously sized Primary Retreat. One highlight of the primary bedroom is the reading nook which opens onto a balcony overlooking the backyard, perfect for watching the sunrise with



your favorite coffee. The Ensuite bathroom is complete with an Ultrabath soaker tub and Travertine tiled shower. The other 4 bedrooms have ample space and generous storage, some with walk-in closets and dormer window seats with storage below. This home is full of character, efficiency and well-planned personal touches. The professionally developed basement expands your living space even further. A massive recreation room offers ample room for entertainment and relaxation. There is also a versatile flex room, ideal for a home gym, playroom or craft studio. Additionally, a wet bar with fridge and a queen-size Murphy bed adds an element of convenience for guests. The basement also has a three-piece bathroom, distinguished by a huge steam shower equipped with benches for a luxurious retreat. Stepping outside, the private backyard reveals an inviting entertaining area that includes a wooden deck, perfect for hosting gatherings or enjoying quiet evenings. Mature trees and perennial gardens create a peaceful oasis, while a large grassy area provides plenty of space for outdoor activities. A built-in storage shed adds practicality for gardening tools and equipment. Upgrades include Air Conditioning to keep you cool during warm summer nights and an air purification system on the furnace. The professionally maintained cedar shake roof not only adds to the home's aesthetic charm, but also ensures long-lasting durability. This home is an exceptional choice for those seeking a harmonious lifestyle and connected community. Check out the 3-D Tour!

Built in 1981

Essential Information

MLS® #	A2172467
Price	\$999,999
Sold Price	\$999,999

Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,875
Acres	0.19
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	48 Deerbrook Crescent Se
Subdivision	Deer Run
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 6G3

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Front Drive, Garage Door Opener, Oversized, Driveway

Interior

Interior Features	Bar, Ceiling Fan(s), Closet Organizers, French Door, Kitchen Island, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Double Oven, Dryer, Garage Control(s), Microwave, Refrigerator, Washer, Water Softener, Window Coverings, Electric Cooktop, Instant Hot Water
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Basement
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, BBQ gas line, Playground, Private Yard, Storage, Lighting
Lot Description	Back Yard, Backs on to Park/Green Space, Lawn, Landscaped, Underground Sprinklers, Rectangular Lot, Environmental Reserve, Many Trees, Treed
Roof	Cedar Shake
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	October 12th, 2024
Date Sold	November 13th, 2024
Days on Market	32
Zoning	R-CG
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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