

# \$700,000 - 1180 Brightoncrest Common Se, Calgary

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MLS® #A2224830

**\$700,000**

3 Bedroom, 3.00 Bathroom, 2,152 sqft

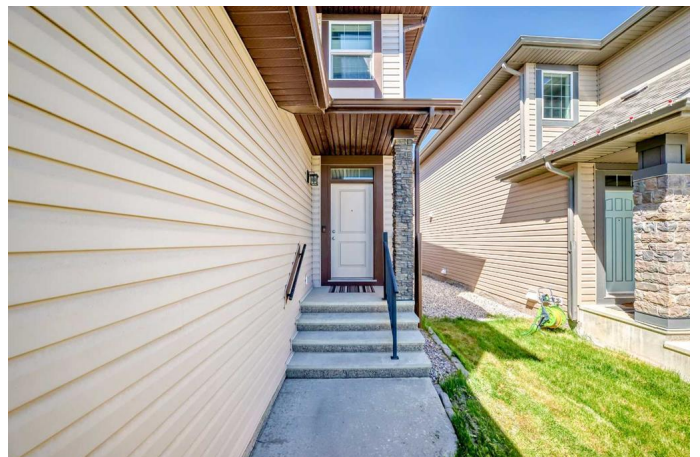
Residential on 0.09 Acres

New Brighton, Calgary, Alberta

Welcome home to this perfectly located home on a quiet street close to EVERYTHING! Just a short trip to 130th Ave, multiple restaurants, shops, pubs, gyms, hospital, YMCA, VIP theatre, Deerfoot and Stoney trails and so much more! As you enter the home you are greeted with a generous sized foyer, hardwood flooring throughout most of the main floor, a main floor office for working from home, a central kitchen with granite countertops, corner pantry, tiled backsplash, gas cooktop, built in wall oven, loads of cabinet and counter space, island and upgraded lights! Adjacent to the kitchen is a great sized dining area that also has access to the new composite deck and back yard and on the other side is a large living room with a gorgeous gas fireplace! The main floor is finished off with a mudroom that leads through to the garage and a half bathroom for your guests. Upstairs has an awesome sun filled bonus room with tons of windows with the laundry room beside it for ultimate convenience! The primary bedroom is a great size and has a walk in closet and a full ensuite bathroom with double sinks and quartz countertops, soaker tub and a separate shower! You also have 2 more bedrooms and another full bathroom for the kids. This one has it all in a great family friendly community!

Built in 2013

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2224830    |
| Price          | \$700,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,152       |
| Acres          | 0.09        |
| Year Built     | 2013        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 1180 Brightoncrest Common Se |
| Subdivision | New Brighton                 |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2Z 1A2                      |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Double Vanity, Kitchen Island, Pantry, Soaking Tub, Walk-In Closet(s)                      |
| Appliances        | Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                   |
| Cooling           | None                                                                                                      |
| Fireplace         | Yes                                                                                                       |
| # of Fireplaces   | 1                                                                                                         |
| Fireplaces        | Gas, Living Room, Mantle                                                                                  |
| Has Basement      | Yes                                                                                                       |

Basement                      Full, Unfinished

**Exterior**

Exterior Features      BBQ gas line, Private Yard, Private Entrance  
Lot Description        Back Yard  
Roof                      Asphalt Shingle  
Construction          Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              May 30th, 2025  
Days on Market        9  
Zoning                   R-G  
HOA Fees                345  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office            Real Broker

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