



1839 New Brighton Drive Calgary Alberta

\$568,900

Nestled within the vibrant community of New Brighton, this charming residence invites you to experience a blend of comfort, style, and community living. As you step inside, you're greeted by a welcoming living room and a spacious dining area, perfect for both intimate gatherings and lively dinners with family and friends. The south-facing kitchen floods with natural light, creating an inviting space for culinary adventures and daily relaxation. Throughout the main floor, laminate flooring offers durability and aesthetic appeal, complementing the warm atmosphere of the home. Upstairs, the master bedroom provides a spacious retreat, while two additional bedrooms ensure ample space for family members or guests. Venture downstairs to discover a professionally developed basement with an additional bedroom, a cozy family room, and a convenient full bathroom. This versatile space offers flexibility for various needs, whether it's accommodating guests or providing a private sanctuary for family members. A newer roof was completed 2021, and the hot water tank is also new. Outside, a generously sized deck awaits in the backyard, offering an ideal setting for outdoor gatherings or simply soaking up the sun. The addition of an oversized double garage in 2021 ensures ample parking and storage space, enhancing the practicality of daily living. Beyond the confines of this delightful home, residents of New Brighton enjoy access to an array of community amenities. From a clubhouse and tennis courts to pickleball, beach volleyball, basketball courts, and a splash park, there's something for everyone to enjoy year-round. A playground and hockey rink further enrich the community's appeal, providing endless opportunities for recreation and leisure. Convenience is key with this location, as it is situated near McKenzie Towne and 130th Ave shopping options. Easy access to major roads such ...

Primary Bedroom 12.08 Ft x 13.00 Ft
 Bedroom 10.33 Ft x 11.08 Ft
 Bedroom 10.17 Ft x 11.08 Ft
 4pc Bathroom 4.92 Ft x 8.83 Ft
 Bedroom 10.92 Ft x 12.42 Ft
 Great room 12.67 Ft x 16.25 Ft

3pc Bathroom 9.00 Ft x 5.75 Ft
 Dining room 13.25 Ft x 10.83 Ft
 Living room 12.83 Ft x 13.83 Ft
 Kitchen 12.17 Ft x 10.08 Ft
 2pc Bathroom 4.83 Ft x 5.50 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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