



# 2034 New Brighton Park Calgary Alberta

\$569,900

A must see 2 storey in a great family friendly location in New Brighton. Well over 1500 sq ft with loads of upgrades. The Main floor boasts gleaming hardwood floors throughout, soaring 10 foot ceilings and big bright windows. The floorplan is perfect for any sized family with a formal dining room/den at the front overlooking the street. Through to the kitchen you will find a handy Butlers kitchen~ with extra cabinets & drawers, granite countertops and a built in bar fridge this space is incredible for meal prep. The kitchen has large espresso coloured cabinets & drawers with soft close hinges. SS appliances including oversize fridge & a gas stove, recessed lighting and the center island has the dual undermount sinks, the dishwasher and a handy breakfast bar. Wide open to the kitchen is the living room which is a great cozy place to watch TV with its gas burning fireplace, bright windows and soaring ceilings. Off the living room is a 2 pce powder room and walkout to the backyard which is fully fenced & has a huge deck. There is plenty of room for a double detached garage when the new owner is ready. Upstairs you will find a huge Master bedroom with a large walk in closet and a full 4 piece ensuite. There are two spare bedrooms as well and they share the main 4 pce bathroom. The basement is undeveloped but has a rough in for a full bathroom and easy layout for a 4th bedroom and rec room. The laundry is just off the utility room~ the washer and dryer are newer and are included. This is a great family home beautifully built by Jayman Homes in a perfect location~ there is a kids park right down the road, it is an easy walk to the schools and also an easy drive to get to the Ring Road, Deerfoot and Macleod Tr. (id:6769)

Primary Bedroom 14.17 Ft x 2.00 Ft  
Other 8.08 Ft x 5.42 Ft  
4pc Bathroom .00 Ft x .00 Ft  
Bedroom 11.92 Ft x 9.33 Ft  
Bedroom 9.50 Ft x 9.25 Ft  
4pc Bathroom Measurements not available

Laundry room 8.75 Ft x 8.00 Ft  
Living room 13.50 Ft x 14.92 Ft  
Other 9.33 Ft x 14.92 Ft  
Dining room 11.92 Ft x 11.58 Ft  
Pantry 5.00 Ft x 5.50 Ft  
2pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:  
Royal LePage Benchmark

<http://www.shawnhubbard.com/>



See

Mirror

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca