

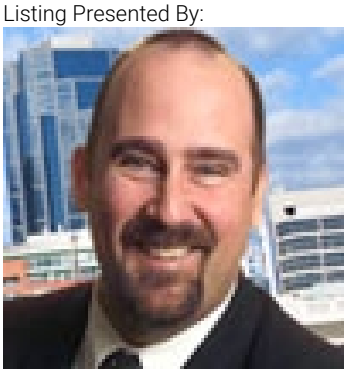
118 Brae Glen Lane Calgary Alberta

$434,900

Beautifully updated and move-in ready, this 3 bedroom townhome pairs an engaging multi-level design with a private backyard that opens directly to a treed green belt, bringing nature and added privacy into everyday life. With access to Aspen Woods, public street parking and the lowest condo fees in the complex this home is really something special. Arrive through the front attached garage to a generous foyer with plenty of storage before moving up to the heart of the home. Natural light fills the white kitchen, where quartz countertops, a modern backsplash and backyard views lend a fresh, contemporary feel, while the adjoining dining area sets the stage for relaxed meals and easy conversation. A convenient powder room completes this level. Just a few steps above, the inviting living room spans its own level, giving everyone room to gather while open sightlines overlook the dining area below and add architectural interest to the home. Retreat upstairs to a spacious primary bedroom defined by grand vaulted ceilings and a striking wood beam, with a stylish 2-piece ensuite adding everyday convenience. A separate 4-piece bathroom serves the home, while another level reveals 2 additional bedrooms with oversized windows that draw in abundant natural light. A versatile rec room in the basement adapts easily to movie nights, hobbies, a home office, fitness space or playtime, with laundry and utility space nearby. Mature landscaping surrounds a private backyard oasis designed for gardeners and anyone who appreciates time outdoors, complete with raised garden beds, lush plantings and a patio for barbequing or unwinding. Beyond the fence, the treed green belt extends the sense of privacy and connects the home to a peaceful natural backdrop. Set in the established community of Braeside, this quiet location keeps schools, parks, pathways, everyday amenities and transit within ea...

Living room 19.25 Ft x 12.42 Ft
Primary Bedroom 12.50 Ft x 13.83 Ft
4pc Bathroom 7.42 Ft x 5.08 Ft
2pc Bathroom 7.42 Ft x 5.00 Ft
Bedroom 10.42 Ft x 13.50 Ft
Bedroom 8.50 Ft x 12.00 Ft
Recreational, Games room 13.67 Ft x 9.08 Ft
Furnace 19.00 Ft x 14.50 Ft
Foyer 6.42 Ft x 8.08 Ft
Kitchen 12.42 Ft x 10.08 Ft
Dining room 11.42 Ft x 9.33 Ft
2pc Bathroom 3.00 Ft x 6.00 Ft

Listing Presented By:



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#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca