



3112 Brentwood Boulevard Calgary Alberta

\$1,029,000

MODERN FARMHOUSE BUNGALOW IN BRENTWOOD. Tucked along a mature, tree-lined street in Brentwood, this beautifully reimagined bungalow has been thoughtfully designed with everyday functionality kept in mind. Completely renovated down to the studs in 2023, the home now offers over 2,350 square feet of refined living space with a layout that is modern, open, and purposeful. Curb appeal sets the tone. Smooth stucco, exposed concrete pathway, and fresh landscaping create a modern farmhouse presence that stands out while still complementing the established character of the neighborhood. Inside, the home opens into a bright, SOUTH-FACING living space where large windows invite in natural light and highlight the clean lines and warm finishes throughout. Engineered hardwood flooring and a custom fireplace feature anchor the living room, creating an inviting focal point for gathering and relaxing. The heart of the home is the expansive kitchen and dining area. Designed for entertaining and daily life, the kitchen features an oversized island with quartz countertops, full-height cabinetry, and premium stainless-steel appliances including a built-in oven and gas cooktop. The layout flows effortlessly into the dining area, while patio doors extend the living space outdoors to the private backyard, an ideal setting for summer evenings or weekend barbecues. A standout feature of the main floor is the presence of TWO BEDROOMS, offering flexibility rarely found in bungalow living. Perfect for downsizers, or young professionals that value their own space! The main primary bedroom serves as a retreat, complete with a spacious walk-in closet and a beautifully appointed five-piece ensuite with dual vanities, a free-standing tub, and a custom shower. The second bedroom also enjoys its own walk-in closet and private 4-piece ensuite, making it ideal for guests, extended family, or multigene...

Recreational, Games room 19.75 Ft x 14.42 Ft

Bedroom 15.75 Ft x 12.92 Ft

Bedroom 12.42 Ft x 9.50 Ft

4pc Bathroom .00 Ft x .00 Ft

Living room 15.25 Ft x 15.00 Ft

Dining room 15.33 Ft x 9.17 Ft

Kitchen 17.00 Ft x 14.67 Ft

Primary Bedroom 15.08 Ft x 12.92 Ft

2pc Bathroom .00 Ft x .00 Ft

4pc Bathroom .00 Ft x .00 Ft

5pc Bathroom .00 Ft x .00 Ft

Bedroom 10.83 Ft x 10.00 Ft

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Listing Presented By:



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