



416 Brookpark Drive Calgary Alberta

\$774,900

Situated on a sunny corner lot in the mature community of Braeside, this 3+1 bedroom bungalow offers over 2,600 sq ft of comfortable, well designed living space. The main level features hardwood floors and a welcoming sunken living room anchored by a cozy wood burning fireplace and an attractive feature wall. A spacious dining area flows seamlessly from the living room, providing excellent space for hosting family and friends. The updated kitchen is bright and stylish, finished with quartz countertops, crisp white cabinetry, generous storage, and stainless steel appliances. Three well proportioned bedrooms and a 4 piece main bath complete the main level. The primary bedroom enjoys direct access to the backyard through patio doors and is further enhanced by a walk in closet and a private 3 piece ensuite. The fully developed basement expands the living space with a large recreation/family room, a fourth bedroom, and a 3 piece bath. A dedicated flex room offers an ideal setup for a quiet home office or hobby space. Outside, enjoy a sunny southwest backyard with a deck—perfect for relaxing or entertaining—and the convenience of a double attached front garage. The location is exceptional: walking distance to two neighbourhood parks and just moments from scenic Fish Creek Park, schools, shopping, public transit, and easy access to Southland Drive and Anderson Road. (id:6769)

Recreational, Games room 10.92 Ft x 32.25 Ft

Bedroom 7.42 Ft x 15.67 Ft

Other 13.25 Ft x 15.00 Ft

Storage 4.25 Ft x 14.92 Ft

Furnace 12.75 Ft x 19.42 Ft

3pc Bathroom Measurements not available

Living room 14.50 Ft x 15.42 Ft

Dining room 15.08 Ft x 13.42 Ft

Kitchen 13.67 Ft x 9.50 Ft

Primary Bedroom 12.58 Ft x 12.00 Ft

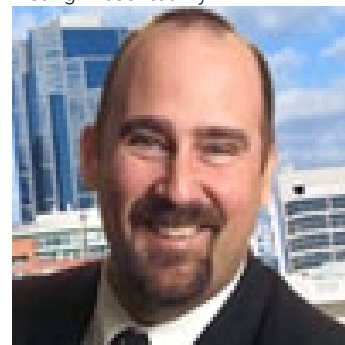
Bedroom 9.17 Ft x 9.08 Ft

Bedroom 9.17 Ft x 9.33 Ft

3pc Bathroom .00 Ft

4pc Bathroom Measurements not available

Listing Presented By:



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