\$769,900 - 140 Brightoncrest Point Se, Calgary

MLS® #A2211129

\$769,900

4 Bedroom, 4.00 Bathroom, 2,064 sqft Residential on 0.09 Acres

New Brighton, Calgary, Alberta

OPEN HOUSE - EASTER SUNDAY (April 20th), 1-4PM Discover the perfect blend of luxury and comfort in this stunning turn-key -MINT CONDITION home! (It needs to be seen in person as pictures cannot possibly capture all the beautiful details!) Tucked away in a serene cul-de-sac in New Brighton. Boasting nearly 2,900 square feet of thoughtfully designed living space, this home is tailored to impress discerning families and savvy buyers alike. Step inside to a bright, open main floor with 9' ceilings, a spacious office behind double French doors, a cozy gas fireplace, and a full width maintenance-free deck with gas line to your BBQ. The kitchen and living areas are adorned with brilliant chandeliers that beautifully complement the premium finishes throughout. Storage is abundant, with oversized closets and a mudroom featuring built-in bench seating, hooks, and shelving.

Upstairs, youâ€[™]II discover three generously sized bedrooms, a massive bonus room, and the convenience of an upper-level laundry room equipped with a folding counter and additional storage. The fantastic primary suite serves as your personal haven, offering dual sinks, a luxurious corner soaker tub, an oversized shower, and a spacious walk-in closet.

Into the fully developed walkout basement, this opens up a world of potential, whether as a





secondary suite (subject to municipality approval) or for multi-generational living. It includes a second laundry area, plumbing rough-ins for a wet bar, a sizable recreation room, large 4th bedroom, a full bathroom, and additional storage.

Outside, enjoy the privacy of a fully fenced, pie-shaped yard backing the pond and pathway, with gates on both sides and rear, providing ample space to relax and play. Beat the summer heat with included air conditioning! Situated near schools, shopping, easy commutes, and the New Brighton Community Clubhouse, which offers tennis courts, pickleball, beach volleyball, basketball courts, a splash park, a playground, hockey rink, skate & athletic park - this home is perfect for families seeking elevated living. With no neighbors behind and a welcoming, vibrant community, this property offers an extraordinary opportunity. Don't just dream itâ€"you can make this home yours!

Built in 2016

Essential Information

MLS® #	A2211129
Price	\$769,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,064
Acres	0.09
Year Built	2016
Туре	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address Subdivision City County Province Postal Code	140 Brightoncrest Point SeNew BrightonCalgaryCalgaryAlbertaT2Z 5A7	
Amenities		
Amenities	Clubhouse, Game Court In Area, Playground, Recreat Parking	
Parking Spaces		
Parking	Concrete Driveway, Double Opener, Garage Faces Front	
# of Garages	2	
Interior		
Interior Features	Breakfast Bar, Chandelier, C Vanity, French Door, High Ce Smoking Home, Open Floorp Soaking Tub, Storage, Va Closet(s)	
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings	
Heating	Forced Air, Natural Gas	
Cooling	Central Air	
Fireplace	Yes	
# of Fireplaces	1	
Fireplaces	Family Room, Gas, Mantle, Stone	
Has Basement	Yes	
Basement	Exterior Entry, Finished, Full, Suite, Walk-Out	
Exterior		
Exterior Features Lot Description	Balcony, BBQ gas line, Private Entrance, Private Yard Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Greenbelt, Landscaped, No Neighbours Behind, Pie Shaped Lot, Private, Street Lighting, Views	
Roof	Asphalt Shingle	
Construction Foundation	Stone, Vinyl Siding, Wood Frame Poured Concrete	

Additional Information

Date Listed	April 11th, 2025
Days on Market	11
Zoning	R-G
HOA Fees	362
HOA Fees Freq.	ANN

Listing Details

Listing Office Real Broker

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