

113 Brightoncrest Grove SE
Calgary, Alberta

MLS # A2178142



\$545,000

Division:	New Brighton		
Type:	Residential/Duplex		
Style:	2 Storey, Side by Side		
Size:	1,467 sq.ft.	Age:	2009 (15 yrs old)
Beds:	2	Baths:	3 full / 1 half
Garage:	Driveway, On Street, Parking Pad, Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Front Yard, Garden		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Double Vanity, High Ceilings, No Smoking Home, Pantry, Storage, Walk-In Closet(s)		

Inclusions: TV wall mount

Welcome to this beautiful, 2 storey, semi-detached home w/ fully DEVELOPED BASEMENT in the popular community of New Brighton! An elegant open concept space emphasized by large south facing windows, the main floor boasts a chefs kitchen with SS appliances, dark cherry shaker style cabinets, double sinks and large island. The living room features a gas FIREPLACE and cherry mantle. Patio doors right off the dining area takes you out to the large, 2 tiered patio in the SUNNY, SOUTH FACING, fully fenced yard. The upper level provides 2 large Masters w/ ensuite baths and large walk-in closets, plus a great loft perfect for flex or office/ workspace area. The fully finished lower level, comes complete with large rec room, 4pc bath & laundry room. An oversized, attached single garage and extended driveway provides great space. This is a vibrant community, w/ private residents associate & facility with splash park, hockey rink, tennis, banquet facilities & studio space! Close to all amenities including shopping, transit & South Health hospital. Call your favourite realtor today for a personal tour!