

# \$564,900 - 152 New Brighton Landing Se, Calgary

MLS® #A2242180

**\$564,900**

3 Bedroom, 4.00 Bathroom, 1,492 sqft

Residential on 0.06 Acres

New Brighton, Calgary, Alberta

Welcome to this beautiful move-in ready single family attached home in the established community of New Brighton. Walk in to a lovely open floor plan, bright with natural light from large windows and from stylish modern lighting on the nine-foot ceilings. Rich hardwood floors and carpet accentuate the main-floor living area,. The spacious kitchen includes tons of work and storage space, with a large island, breakfast bar, and ample cabinets, finished with lovely tiled backsplash and stylish black appliances. The large walk-in pantry completes this handsome and practical kitchen. Living room features a gas-burning fireplace topped by a solid wood mantle. To complete the main floor, a two-piece bath is located off the foyer. Upstairs, the spacious master bedroom boasts a lovely ensuite with over-sized shower and walk in closet. There are nice sized second and third bedrooms upstairs for the kids or home office. The upstairs also features a four piece main bath. The home has dual front-door closets for storage of all your outdoor essentials. The basement is fully finished, and includes a spacious living area, and large four piece bathroom , as well as two storage rooms and laundry/utility room. The garage has been beautifully appointed with textured floor treatment, colour matched accents, and thoughtful storage solutions to create a unique and highly functional space. This home features a private fenced back yard with large deck, and mature trees. This home is located



in family-friendly New Brighton, and is only steps away from parks, schools, walking paths, transit and all amenities, and with easy access to Stoney and Deerfoot Trails. The environmentally minded will appreciate the low flow toilets, LED lighting and energy efficient furnace and water heater.

Built in 2008

### Essential Information

MLS® #	A2242180
Price	\$564,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,492
Acres	0.06
Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	152 New Brighton Landing Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0S7

### Amenities

Amenities	None
Parking Spaces	2
Parking	Garage Door Opener, Single Garage Attached, Front Drive, Garage Faces Front
# of Garages	1

## Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Electric Range, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	August 1st, 2025
Days on Market	1
Zoning	R-G
HOA Fees	362
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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