

# \$584,900 - 1089 New Brighton Park Se, Calgary

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MLS® #A2208283

**\$584,900**

3 Bedroom, 3.00 Bathroom, 1,515 sqft  
Residential on 0.06 Acres

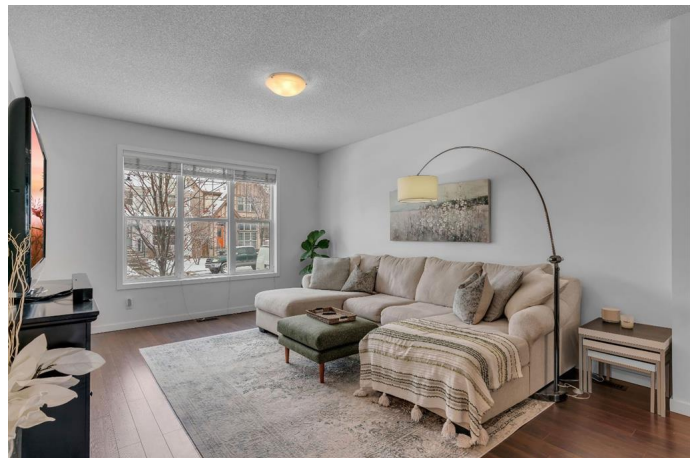
New Brighton, Calgary, Alberta

Welcome to this charming 3 bed detached family home, perfectly situated on a quiet street just steps from a playground in Calgary's sought after community of New Brighton. Thoughtfully designed with an open-concept layout, this bright and airy 3-bedroom home boasts 9-ft ceilings on the main floor and sleek, low-maintenance laminate flooring.

A contemporary spacious kitchen overlooking the south facing backyard awaits your inner chef, featuring ample cabinetry, a pantry, a sprawling peninsula, and a stainless steel appliance package. The sink is perfectly situated under the window, offering a lovely view of the backyard. A convenient built in desk is nestled along the staircase - ideal as a work station or homework nook for the kids. Thoughtful storage solutions include convenient closets at both the front and back entrances with enough room for all of Calgary's ever changing seasons. There is a 2pc guest bath located just a few steps off the main floor for added privacy.

On the upper level, the primary ensuite offers an oversized walk in closet, and a private 4pc ensuite bath. There are two additional generously sized bedrooms, 4-piece bath, and a linen closet.

Outside, enjoy a sun-drenched south-facing yard, complete with a deck - perfect for



summer gatherings. A double detached garage adds convenience and functionality.

Nestled in a vibrant, family-friendly community, youâ€™ll love the proximity to top-rated schools, parks, shops, and playgrounds. Plus, with easy access to both Stoney Trail (201) and Deerfoot Trail, commuting and exploring the city is a breeze. This is the perfect place to call homeâ€”donâ€™t miss your chance!

Built in 2010

**Essential Information**

MLS® #	A2208283
Price	\$584,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,515
Acres	0.06
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	1089 New Brighton Park Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z0X9

**Amenities**

Amenities	Playground, Recreation Facilities, Clubhouse, Park
Parking Spaces	2

Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, No Smoking, Walk-In Closet(s), Bathroom
Appliances	Dishwasher, Dryer, Electric Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

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

### Additional Information

Date Listed	April 3rd, 2025
Days on Market	41
Zoning	R-G
HOA Fees	345
HOA Fees Freq.	ANN

### Listing Details

Listing Office	MaxWell Capital Realty
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