

# \$674,900 - 180 Brightonstone Gardens Se, Calgary

MLS® #A2216276

**\$674,900**

4 Bedroom, 3.00 Bathroom, 1,653 sqft

Residential on 0.10 Acres

New Brighton, Calgary, Alberta

This beautifully maintained two-story home offers an open-concept layout perfect for entertaining. Enjoy cozy evenings by the gas fireplace in the bright living room, or host summer get-togethers on the oversized rear deck. Stay comfortable year-round with central A/C and a massive backyard—perfect for kids, pets, or relaxing under the open sky.

The main floor also features convenient laundry off the half-bath, keeping everyday tasks easy and organized. Upstairs, you'll find a sun-filled bonus room with vaulted ceilings and three generously sized bedrooms. The primary suite includes a walk-in closet and a private 4-piece ensuite.

The basement offers a finished fourth bedroom, ample storage, and plenty of space to make your own. Recent updates include new shingles and eavestroughs (2024), adding peace of mind to your home value.

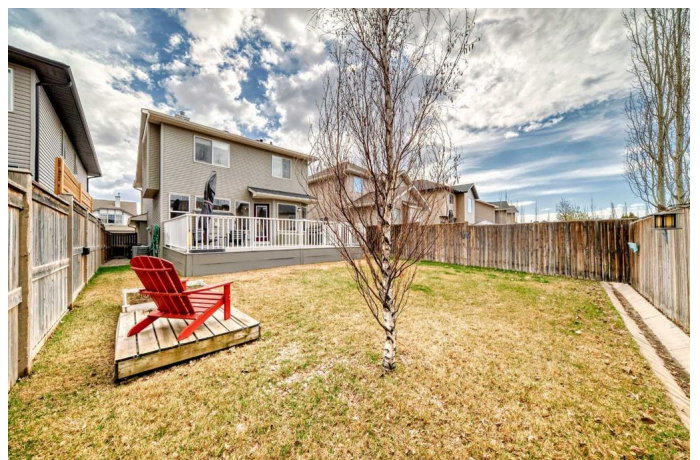
Located just minutes from local parks, schools, greenspaces and more—this home delivers the ideal combination of space, comfort, and convenience. Book your showing today!

Built in 2006

## Essential Information

MLS® #                   A2216276

Price                     \$674,900



|                |             |
|----------------|-------------|
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,653       |
| Acres          | 0.10        |
| Year Built     | 2006        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 180 Brightonstone Gardens Se |
| Subdivision | New Brighton                 |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2Z0C9                       |

### Amenities

|                |                                  |
|----------------|----------------------------------|
| Amenities      | Clubhouse                        |
| Parking Spaces | 4                                |
| Parking        | Double Garage Attached, Driveway |
| # of Garages   | 2                                |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Kitchen Island, Open Floorplan, Pantry, See Remarks, Storage, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances        | Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer                                                               |
| Heating           | Forced Air                                                                                                                            |
| Cooling           | Central Air                                                                                                                           |
| Fireplace         | Yes                                                                                                                                   |
| # of Fireplaces   | 1                                                                                                                                     |
| Fireplaces        | Gas, Living Room, Mantle, Raised Hearth, Tile                                                                                         |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Partially Finished                                                                                                              |

### Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior Features | Private Yard                                      |
| Lot Description   | Back Yard, Lawn, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                   |
| Construction      | Stone, Vinyl Siding                               |
| Foundation        | Poured Concrete                                   |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 1st, 2025 |
| Days on Market | 6             |
| Zoning         | R-G           |
| HOA Fees       | 363           |
| HOA Fees Freq. | ANN           |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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