



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

## 2016 Brightoncrest Green SE Calgary, Alberta

**MLS # A2246912**



# \$757,000

<b>Division:</b>	New Brighton		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,173 sq.ft.	<b>Age:</b>	2015 (10 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Driveway, Front Drive		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Yard		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bathroom Rough-in, Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Walk-In Closet(s)		

**Inclusions:** Garage Cabinets

Welcome to 2016 Brightoncrest &ndash; Your New Happy Place!! This isn't just a house, it's the lifestyle you've been dreaming of, right here in the heart of New Brighton. On a quiet, family-friendly street, just a short stroll to parks, playgrounds, and great schools, this 3-bedroom, 2.5-bath beauty is all about comfort, style, and making memories. Step inside and WOW. The main floor is bright, open, and ready for anything from lazy Sunday mornings to big family gatherings. The kitchen is the star of the show with crisp white cabinets, gorgeous quartz countertops, a huge island for casual hangouts, and stainless steel appliances that make cooking feel like a treat. And then there's the garage&hellip; not just any garage&mdash;a heated, fully finished space with epic modern lighting. Whether you're a car lover, a home gym enthusiast, or just someone who likes a workspace that looks as good as it functions, this garage is going to steal your heart. Upstairs, the primary suite is your own private escape, with a walk-in closet and an ensuite that's perfect for unwinding after a long day. Two more bright bedrooms give you all the space you need for kids, guests, or that home office you've been wanting. But wait until you see the backyard&mdash;there's a big deck that's just begging for BBQ nights, morning coffee, or a glass of wine under the stars. You're minutes from New Brighton Central Park, the community centre, splash park, skating rink, and all the shops and restaurants you could ever need.