



GRASSROOTS
REALTY GROUP

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

2148 Brightoncrest Green SE
Calgary, Alberta

MLS # A2288157



\$719,900

Division:	New Brighton		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,311 sq.ft.	Age:	2014 (12 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Interior Lot, Landscaped, No Back		

Heating: Forced Air, Natural Gas

Floors: Carpet, Ceramic Tile, Hardwood

Roof: Asphalt Shingle

Basement: Full

Exterior: Stone, Vinyl Siding

Foundation: Poured Concrete

Features: Bar, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-G

Utilities: -

Inclusions: N/A

With 2,311 sq ft above grade, 5 bedrooms including a fully finished permitted walkout, and direct access to greenspace, pond, pathways and athletic park, this is the kind of home families are looking for. Built in 2014 and designed for modern living, the main floor features hardwood floors, 9-foot knockdown ceilings and a bright open-concept layout that actually feels open. The large living room anchors the space with a gas fireplace framed in stone, creating the perfect balance of cozy and contemporary. The kitchen is built to impress with rich wood cabinetry, stone countertops, brand-new stainless steel appliances and a walk-thru pantry that connects seamlessly to the mudroom. Smart. Functional. Beautiful. Upstairs delivers what growing families need. Four full bedrooms above grade, a central bonus-level feel hallway layout, convenient upper laundry with storage, and a spacious family bath with quartz counters. The primary suite is a true retreat featuring a five-piece ensuite with massive soaker tub, oversized glass shower and a walk-in closet built for real life. The fully finished walkout basement, completed with permits, includes a fifth bedroom, a full 3-piece bath with a huge shower, a quartz bar area and large recreation space. This setup is ideal for multigenerational living, teenagers, guests or entertaining. Step outside to your covered patio and fenced backyard with direct gate access to the pathway system. The upper deck is where this home wins. Pergola with lighting. Gas line for BBQ. Sweeping views of the pond and bike paths. No rear neighbours. Just open sky and space. Families will love this location because it is walking distance to New Brighton Green playground and close to four community schools including St. Marguerite, St. Isabella, New Brighton School and Dr. Martha Cohen. Daily convenience matters and this address delivers. Quiet street.

Air conditioning. Pond backing. Walkout basement. 5 bedrooms. 3269 square feet of developed living space. This is one of the best value walkout homes in SE Calgary right now. If you have been waiting for the right New Brighton family home with space, views and long-term upside, this is it.