



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

780-831-7725
jackadmin@gpremax.com

301 Brightonstone Green SE
Calgary, Alberta

MLS # A2231020



\$694,000

Division:	New Brighton		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,851 sq.ft.	Age:	2007 (18 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Garage Faces Front		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Landscaped, Level, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Recessed Lighting		
Inclusions:	NA		

Fantastic family home in the heart of New Brighton. Recent renos with gleaming newer flooring the main floor. Recessed lighting has been added to the 9 foot ceilings. The kitchen has beautiful white cabinets and quartz countertops. The SS appliances have been upgraded as well with chef quality gas stove & large fridge. There is a corner pantry & a large centre island with dual sinks. Plenty of space and storage. Off the kitchen is a good sized dining area with an incredible chandelier. The living room is huge and it is wide open to the whole main floor~ the feature tile wall gas fireplace is impressive. Great main floor for entertaining. There is a 2 pce powder room & main floor laundry just before the garage door. Upstairs you will love the huge Bonus Room~ soaring vaulted ceilings with a big window, ceiling fan and plenty of natural light. The Primary bdrm is massive with a good sized walkin closet and luxurious ensuite that boasts a deep soaker tub, stand up shower & a single vanity with quartz counters. The 2nd & 3rd bedrooms is also a great size and they share the renod 4 pce main bathroom. The lower level will impress as well~ fully finished with upgraded vinyl plank flooring, a 4th bedroom, a 3 pce bath with stand up shower and a fantastic rec room with wall mounted Tv & electric fireplace. Great space for movie nights! The large back is fully fenced and has garden boxes and a beautiful large private deck. Amazing location with easy access to all the shopping you need, restaurants, banks, schools are close by, plenty of parks & playgrounds as well as you have access to the New Brighton Residents Association with its outdoor hockey rink, splash park, tennis & basketball courts & plenty more.