

\$679,900 - 83 Brightondale Crescent Se, Calgary

MLS® #A2213440

\$679,900

3 Bedroom, 3.00 Bathroom, 1,751 sqft
Residential on 0.09 Acres

New Brighton, Calgary, Alberta

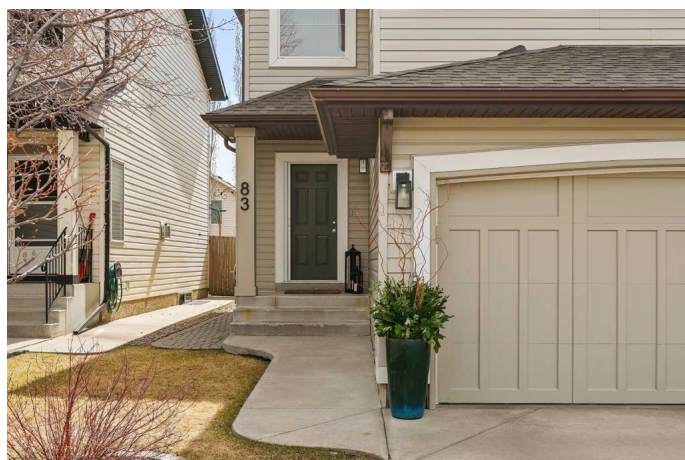
Beautifully Updated Home on a Quiet Crescent
in One of New Brighton's Best Locations.
3 Beds | 2.5 Baths | Large Bonus Room |
Sunny South-Facing Backyard.

Welcome to this lovingly maintained
3-bedroom, 2.5-bath home, ideally located on
a quiet crescent in one of New Brighton's
most sought-after streets. With quick access to
52nd Street, walking distance to both schools,
the community clubhouse, parks, and all
amenities, this is a location that truly delivers
for family living.

Step inside to a warm and inviting main floor.
This turn key property features new flooring
and carpet throughout(2024), professional
paint throughout (2024), and a bright
open-concept layout perfect for everyday life
and entertaining. The kitchen is equipped with
stainless steel appliances, ample counter
space, and flows into the cozy dining and
living room complete with a gas fireplace. The
convenient main floor laundry adds to the
home's functionality.

Upstairs, you'll find a spacious bonus
room for family movie nights, a large primary
bedroom with a private ensuite, plus two
additional bedrooms and a full main
bathroom—plenty of room for the whole
family.

The unfinished basement offers loads of



potential for future developmentâ€”whether itâ€™s a home gym, playroom, or guest suite.

Outside, the sunny south-facing backyard is a private retreat with mature trees providing full summer privacy, a firepit, and a large deck with privacy screenâ€”plus a BBQ gas line - for effortless enjoyable outdoor living.

Additional features include central air conditioning (2023) and a new roof (2023).

This is the perfect turn-key family homeâ€”updated, stylish, and in an unbeatable location. Just move in and start making memories!

Built in 2003

Essential Information

MLS® #	A2213440
Price	\$679,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,751
Acres	0.09
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	83 Brightondale Crescent Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2Z 4G6

Amenities

Amenities None
Parking Spaces 4
Parking Double Garage Attached
of Garages 2

Interior

Interior Features Bathroom Rough-in, Ceiling Fan(s), Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s), Wired for Sound
Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating Forced Air, Natural Gas
Cooling Central Air
Fireplace Yes
of Fireplaces 1
Fireplaces Gas, Living Room
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Features BBQ gas line, Fire Pit, Garden, Private Yard
Lot Description Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed April 24th, 2025
Zoning R-G
HOA Fees 345
HOA Fees Freq. ANN

Listing Details

Listing Office Real Broker

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.