



\$ 534,900.00

1380 NEW BRIGHTON DRIVE SE CALGARY

<https://paulbrinton.com>

Beautiful home in New Brighton, close to schools, shops, playgrounds & New Brighton Central Park. Enjoy the outdoor green space, large back deck & fully fenced yard. Main floor offers laminate flooring, spacious entry, den/flex room, nice size living room & dining with gas fireplace & tons of natural light....

- 4 beds
- 4 baths
- Detached
- Residential
- Active

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BASIC FACTS

Style: 2 Storey	Post Updated: 2021-12-01 17:11:13
MLS ® #: A1164108	Bathrooms: 4
Type: Detached	Bedrooms Above Grade: 3
Bedrooms: 4	Date added: 11/26/21
Baths Half: 1	Two Piece Bath: 1
Status: Active	Lot size: 4058 sq ft
Area: 0.00 sq ft	Year built: 2009
County Or Parish: Calgary	Parking: Double Garage Attached
CONDO TYPE: Not a Condo	

PROPERTY FEATURES

Garage YN: Yes	Total Parking: 4
Fireplace: 1	Flooring: Carpet,Ceramic Tile,Laminate
Association Amenities: Other	Fireplace Features: Gas,Living Room,Tile
Community Features: Schools Nearby,Playground,Shopping Nearby	Exterior Features: Private Yard
Fencing: Fenced	District: CAL Zone SE
Cooling: None	Inclusions: Alarm, 2nd Refrigerator
Interior Features: Kitchen Island,No Smoking Home	Lot Features: Back Yard,Irregular Lot,Landscaped
Roof Type: Asphalt Shingle	Heating Type: Forced Air,Natural Gas

PROPERTY INFORMATION

Basement: Finished, Full	Levels: Two
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Laundry features: Laundry Room, Main Level

Transaction Type: For Sale

Photo Count: 28

Construction Materials: Stone,Vinyl Siding,Wood Frame

Foundation: Poured Concrete

Appliances: Dishwasher,Dryer,Electric Cooktop,Electric Stove,Garage Control(s),Microwave,Range Hood,Refrigerator,Washer,Window Coverings

Subdivision Name: New Brighton

Lot Size Acres: 0.09

Zoning: R-1N

List Price Square Foot: \$ 277.73

Rooms Above Grade: 8

Suite: No

Frontage Metres: 12.55M 41`2"

Living Area SF: 1926.00

Structure Type: House

Restrictions: Easement Registered On Title,Restrictive Covenant-Building Design/Size,Utility Right Of Way

