

\$610,000 - 1251 New Brighton Park Se, Calgary

MLS® #A2243440

\$610,000

4 Bedroom, 4.00 Bathroom, 1,594 sqft

Residential on 0.06 Acres

New Brighton, Calgary, Alberta

Welcome to your future home! a well maintained two-storey home nestled in the heart of the family-friendly community of New Brighton. Built by Jayman, this home will make you feel right at home from the moment you step inside; The mainfloor features **HARDWOOD FLOORING**, soaring **9FT CEILINGS**, and a bright **OPEN-CONCEPT** layout that offers both functionality and an abundant amount of natural lighting. The chef kitchen is equipped with stainless steel appliances, built-in oven and microwave, a functional and stylish electric cooktop and a range hood, ample storage, making it perfect for everyday living. A 2 pieces half-bathroom completes this floor. Just off the back mudroom, step outside to your own private retreat – a cozy deck complete with a pergola, surrounded by thoughtfully designed landscaping that’s as stunning as it is low maintenance. Upstairs, you’ll find a spacious primary bedroom with a private ensuite, along with two additional well-sized bedrooms and a full bathroom. A convenient laundry room completes the upper level. The fully finished basement adds even more living space, featuring LVP flooring, a built-in electric fireplace, a large rec area, an additional bedroom, and a full bathroom – ideal for guests, older children, or extended family. This home is ideally located within walking distance of parks, schools, and the New Brighton Club, which offers fantastic amenities like a splash park, tennis courts, and skating rink. With



Client: Tri Nhan Le
Address: 1251 New Brighton Park SE, Calgary
Level: Basement



Client: Tri Nhan Le
Address: 1251 New Brighton Park SE, Calgary
Level: Main



quick access to both Deerfoot and Stoney Trail, commuting is a breeze and all parts of the city are within easy reach. Whether you're a growing family or simply looking for a turn-key home in a well-connected community, this will impress your whole family. Call your favorite Realtor today!

Built in 2010

Essential Information

MLS® #	A2243440
Price	\$610,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,594
Acres	0.06
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1251 New Brighton Park Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0X8

Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	High Ceilings
Appliances	Built-In Oven, Dishwasher, Electric Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Central, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	72
Zoning	R-G
HOA Fees	362
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
----------------	------------

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.