2203 Brightoncrest Common SE

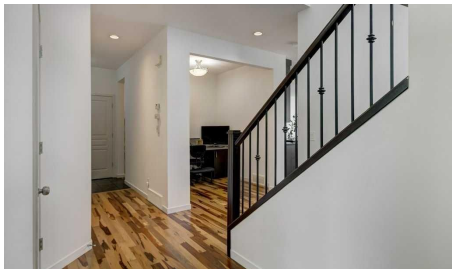
Calgary | Active | MLS® A2354484

$695,000









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**2013**	**2,279 sq. ft.**

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Listed by The Real Estate District

A closer look

Welcome to this exceptional family home in the highly sought after community of New Brighton! Offering 2,279 sq. ft. of above grade living space plus a fully finished basement, this beautifully appointed 2 storey home features 5 bedrooms, 3.5 bathrooms, and a thoughtfully designed layout that perfectly balances everyday comfort with effortless entertaining.

The main floor welcomes you with rich hardwood flooring, expansive west facing windows, and an abundance of natural light. The inviting living room is centred around a striking gas fireplace with a stone surround and wood mantle, creating a warm and welcoming space to gather with family and friends. The well appointed kitchen is sure to impress, featuring granite countertops, stainless steel appliances, a gas range, upgraded cabinetry extending to the ceiling, and a spacious walk through pantry. A dedicated main floor office adds valuable flexibility for working from home, studying, or managing the demands of a busy household.

Upstairs, the family friendly layout continues with a generous bonus room, convenient upper-floor laundry, and three well-sized bedrooms. The spacious primary retreat offers a relaxing escape, complete with a beautifully appointed ensuite featuring dual vanities, granite countertops, and a large soaker tub. A full bathroom serves the additional bedrooms.

The fully developed basement significantly expands the home's versatility, offering two additional bedrooms and a 3 piece bathroom. Whether accommodating teenagers, hosting overnight guests, welcoming extended family, or creating dedicated space for hobbies and recreation, this lower level provides plenty of options to suit your needs.

Outside, the west facing backyard is the perfect place to unwind and enjoy the afternoon sunshine. The deck provides an ideal setting for summer barbecues, outdoor dining, and entertaining, while offering a private space to relax at the end of the day.

New Brighton is renowned for its outstanding family oriented lifestyle and exceptional community amenities. Residents enjoy access to the community clubhouse, hockey rink, tennis courts, and splash park, along with nearby schools, scenic ponds, and an extensive pathway network. Shopping, restaurants, and everyday conveniences are just minutes away at High Street in McKenzie Towne and the 130 Avenue shopping district, with convenient transit connections providing easy access to downtown.

With five bedrooms, a dedicated main floor office, spacious bonus room, fully finished basement, and a sunny west-facing backyard, this impressive home offers the space, comfort, and flexibility today's families are looking for, all in a fantastic community to call home!

Property details

Status	Active
Prop. Type	Residential

MLS® Num	A2354484
Bedrooms	5
Bathrooms	4
Year Built	2013
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,279 sq. ft.
Main Level Finished Area:	1,004 sq. ft.
Below Grade Finished Area:	941 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	4,187 sq. ft.
Lot Frontage:	36'1"
Front Exposure:	East
Levels:	Two
Total Rooms Above Grade:	8
Year built:	2013 (Age: 13)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0

Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	1112673
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Laundry Room, Upper Level
HOA Fee:	$370.94
City Quadrant:	Southeast
Community:	New Brighton
Amenities:	None

Appliances:	Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	None
Restrictions:	None Known
Main Floor	Kitchen · 13'3" × 13' ·
Main Floor	Living Room · 15'6" × 15'1" ·
Main Floor	Dining Room · 11'11" × 10'7" ·
Main Floor	Mud Room · 7'1" × 6'11" ·
Main Floor	Office · 7'3" × 7'1" ·
2nd Floor	Bedroom - Primary · 15'8" × 13'1" ·
2nd Floor	Bedroom · 14'5" × 10'5" ·
2nd Floor	Bedroom · 12'5" × 9'4" ·
2nd Floor	Laundry · 8'8" × 7'2" ·
2nd Floor	Bonus Room · 13'11" × 13'5" ·
Basement	Bedroom · 15'1" × 12'4" ·
Basement	Bedroom · 13'1" × 11'10" ·
Basement	Game Room · 13' × 10'9" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Park, Playground, Pond, Schools Nearby, Shopping Nearby, Tennis Court(s), Walking/Bike Paths
Interior Features:	Double Vanity, Granite Counters, Open Floorplan, Soaking Tub
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary

Zone:	CAL Zone SE
Zoning:	R-G
Listed Date:	Oct 24, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/2203-brightoncrest-common-se-calgary-a2354484/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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