

\$575,000 - 196 New Brighton Green Se, Calgary

MLS® #A2261539

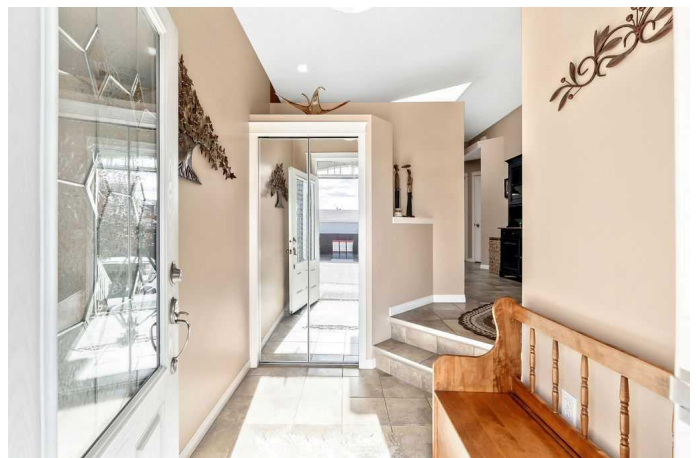
\$575,000

4 Bedroom, 3.00 Bathroom, 1,010 sqft

Residential on 0.06 Acres

New Brighton, Calgary, Alberta

Welcome Home!!! This beautiful raised bungalow is located on a great family friendly block in the community of New Brighton. With almost 1900 sq ft of living space this property is perfect for young families, first time home buyers and investors. When you step inside you will notice how pristine this home has been kept. You are greeted with a large foyer with ceramic tile that flows throughout the main floor. The kitchen has stainless steel appliances, pantry, granite countertops, and ample counter and cupboard space. The open layout opens to a great living room with large windows to let in the natural light. The primary bedroom has large windows, big closets and a 4 piece ensuite. The main floor is capped off with a second bedroom and a 2 piece powder room. Downstairs is fully developed with 2 more bedrooms, laundry room, and 4 piece bathroom and a great area to watch movies with the family. Step outside where you have your own personal oasis! A large deck that is built to last! Concrete on top, you will never have to worry about maintenance, a great place to host BBQ's with your friends! step down onto a great patio in this low maintenance back yard. There is a great little area to let the dog out also! the double detached garage has plywood lining the walls, great for storage and parking the cars This property is conveniently located close to shopping, schools, parks and bike paths! Don't miss out on this one!!!



Built in 2007

Essential Information

MLS® #	A2261539
Price	\$575,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,010
Acres	0.06
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	196 New Brighton Green Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0J8

Amenities

Amenities	None
Parking Spaces	4
Parking	Alley Access, Double Garage Detached, Garage Door Opener, Insulated, Off Street, On Street, See Remarks
# of Garages	2

Interior

Interior Features	Granite Counters, Open Floorplan, Pantry, Storage, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Water Softener
Heating	Forced Air
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas, Mantle, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Low Maintenance Landscape, Private, Street Lighting, Zero Lot Line
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 4th, 2025
Days on Market	5
Zoning	R-G
HOA Fees	362
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.