

# \$654,500 - 47 Brightonstone Grove Se, Calgary

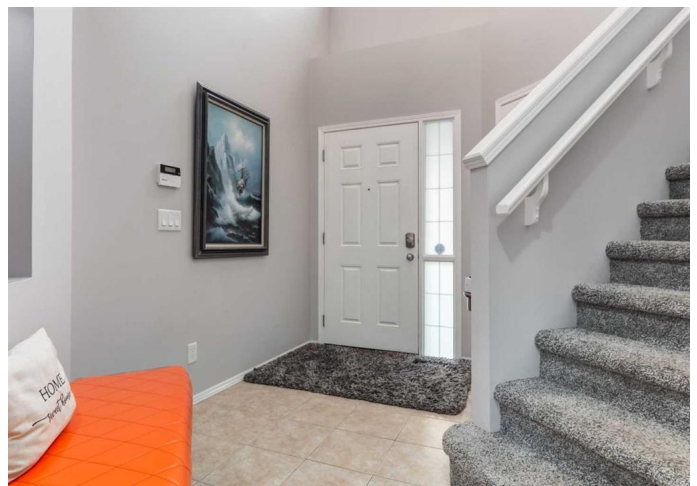
MLS® #A2249300

**\$654,500**

3 Bedroom, 3.00 Bathroom, 1,817 sqft  
Residential on 0.10 Acres

New Brighton, Calgary, Alberta

Discover this immaculate home, perfectly located just steps from a playground and a short walk to the elementary school. The generous foyer with its soaring vaulted ceiling creates an immediate sense of space, while sleek laminate floors flow seamlessly through the bright, open-concept living area. The stylish kitchen is centered around a practical island topped with light-coloured quartz and opens to a dining room that leads directly onto a low-maintenance, south-facing deck – the ideal spot to unwind at day’s end. In the living room, the welcoming glow of the fireplace makes long winter evenings wonderfully cozy. With its unique position backing onto the side of another property, the home enjoys exceptional privacy. Upstairs, you’ll find a massive bonus room and three bedrooms, including a spacious primary suite. The primary retreat boasts a spa-inspired ensuite and a huge walk-in closet, while a second full bathroom serves the other two bedrooms. The fully finished basement offers an expansive family room, perfect for gatherings and entertainment. A double garage eliminates winter ice scraping, complemented by extra parking on the extended driveway. Additional features include central air conditioning for year-round comfort, a sprinkler system, a water softener, and a built-in vacuum system. This beautifully updated home is sure to impress – book your viewing today!



Built in 2006

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2249300    |
| Price          | \$654,500   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,817       |
| Acres          | 0.10        |
| Year Built     | 2006        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 47 Brightonstone Grove Se |
| Subdivision | New Brighton              |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2Z 0C6                   |

## Amenities

|                |                                   |
|----------------|-----------------------------------|
| Amenities      | Playground, Recreation Facilities |
| Parking Spaces | 4                                 |
| Parking        | Double Garage Attached            |
| # of Garages   | 2                                 |

## Interior

|                   |                                                                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s), Central Vacuum, Vinyl Windows, No Animal Home, Pantry, Storage, Vaulted Ceiling(s) |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Window Coverings, Central Air Conditioner, Electric Stove, Garage Control(s), Washer/Dryer, Water Softener                                   |
| Heating           | Forced Air, Natural Gas                                                                                                                                                                    |
| Cooling           | Central Air                                                                                                                                                                                |

|                 |                                 |
|-----------------|---------------------------------|
| Fireplace       | Yes                             |
| # of Fireplaces | 1                               |
| Fireplaces      | Living Room, Gas, Mantle, Stone |
| Has Basement    | Yes                             |
| Basement        | Finished, Full                  |

## Exterior

|                   |                                                                |
|-------------------|----------------------------------------------------------------|
| Exterior Features | Storage                                                        |
| Lot Description   | Few Trees, Landscaped, Rectangular Lot, Back Yard, Lawn, Level |
| Roof              | Asphalt Shingle                                                |
| Construction      | Stone, Vinyl Siding, Wood Frame                                |
| Foundation        | Poured Concrete                                                |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 16th, 2025 |
| Days on Market | 67                |
| Zoning         | R-G               |
| HOA Fees       | 362               |
| HOA Fees Freq. | ANN               |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete 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.