

\$695,000 - 78 New Brighton Manor Se, Calgary

MLS® #A2211800

\$695,000

4 Bedroom, 4.00 Bathroom, 1,841 sqft
Residential on 0.10 Acres

New Brighton, Calgary, Alberta

Welcome to this beautifully maintained detached home located in the highly sought-after community of New Brighton! This spacious and thoughtfully designed property offers 4 bedrooms and 3.5 bathrooms, perfect for growing families or multi-generational living.

Step inside to a warm and inviting main floor featuring rich hardwood throughout, a cozy carpeted den ideal for a home office, and a convenient powder room. The bright and functional kitchen boasts stainless steel appliances, and the adjacent living area is anchored by a charming fireplace – perfect for relaxing evenings.

Upstairs, you'll find three generous bedrooms, including a serene master retreat complete with a walk-in closet and luxurious ensuite. A second full bath serves the additional bedrooms. The basement is fully developed and includes a fourth bedroom, a full bath, and a spacious rec room featuring a built-in TV stand with included AV equipment and a wired speaker system – ideal for movie nights or entertaining.

Additional features include a dedicated laundry room with a brand-new washer and dryer, central vacuum, and a new hot water tank. Outside, enjoy the beautifully landscaped backyard with a deck, open stone patio, pergola, and storage shed – perfect for



summer gatherings.

Donâ€™t miss this incredible opportunity to own a feature-packed home in one of Calgaryâ€™s most vibrant family-friendly communities!

Built in 2003

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2211800 |
| Price | \$695,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,841 |
| Acres | 0.10 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 78 New Brighton Manor Se |
| Subdivision | New Brighton |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Z 4J3 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings, Vaulted Ceiling(s) |
| Appliances | Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Washer, Window Coverings, Gas Oven, Gas Stove, Other |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | Other |
| Lot Description | Landscaped |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 21st, 2025 |
| Days on Market | 72 |
| Zoning | R-G |
| HOA Fees | 363 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | KT Capital Realty Inc. |
|----------------|------------------------|

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