

# \$620,000 - 83 Brazeau Crescent Sw, Calgary

MLS® #A2259765

**\$620,000**

4 Bedroom, 2.00 Bathroom, 1,056 sqft

Single Family on 0.13 Acres

Braeside, Calgary, Alberta

Welcome to this beautifully renovated and inviting bi-level in the heart of Braeside. Tastefully updated, this home features an open-concept main floor with brand-new cabinets, quartz countertops, a built-in gas range, dual ovens, luxury vinyl plank flooring, and modern lighting. Down the hall, you'll find a sleek, updated bathroom with a barn door leading directly to the primary bedroom for added convenience, as well as a second bedroom. A third bedroom completes the main floor and is ideal as an office or nursery. On the lower level, a spacious recreation area is filled with natural light thanks to the south exposure and mid-level bi-level windows. A wet bar makes entertaining easy, while a fourth bedroom offers flexibility for guests or hobbies. A renovated bathroom and generous storage space complete this level. From the kitchen, take in views through brand-new windows of the freshly built deck and fence. The expansive backyard is a true retreat, featuring apple and birch willow trees, a fire pit, and landscaped outdoor space perfect for stargazing on warm nights. With too many updates to list, this home is a rare find in one of Calgary's most established Southwest communities. Just steps from beautiful park spaces, with easy access to cycling and running paths, excellent schools, daycares, shopping, and recreation, Braeside has so much to offer. Book your private showing today! (id:6289)



Built in 1967

## Essential Information

Listing #	A2259765
Price	\$620,000
Bedrooms	4
Bathrooms	2.00
Half Baths	1
Square Footage	1,056
Acres	0.13
Year Built	1967
Type	Single Family
Sub-Type	Freehold
Style	Bi-level

## Community Information

Address	83 Brazeau Crescent Sw
Subdivision	Braeside
City	Calgary
Province	Alberta
Postal Code	T2W0Z2

## Amenities

Amenities	Park, Schools, Shopping
Features	Back lane, Wet bar
Parking Spaces	2
Parking	Carport
# of Garages	1

## Interior

Appliances	Washer, Refrigerator, Range - Gas, Dishwasher, Dryer, Oven - Built-In, Hood Fan
Heating	Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Has Basement	Yes

## Exterior

Construction	Wood frame
Foundation	Poured Concrete

## Listing Details

Listing Office	Real Broker
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