

\$317,900 - 27a, 333 Braxton Place Sw, Calgary

MLS® #A2267776

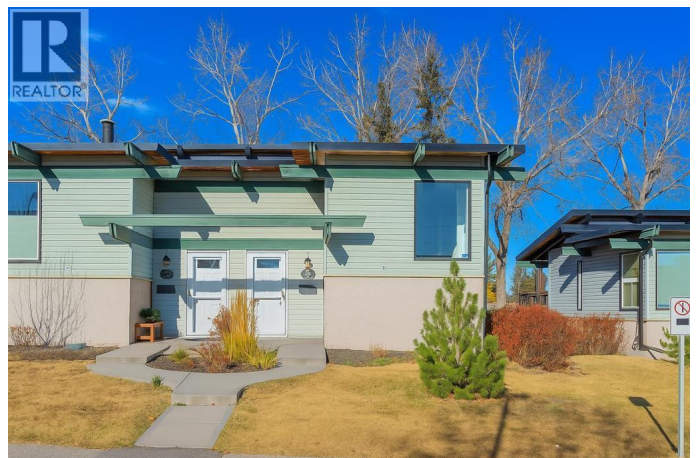
\$317,900

2 Bedroom, 1.00 Bathroom, 528 sqft

Single Family on 0.00 Acres

Braeside, Calgary, Alberta

RENOVATED Bi-Level Townhome BACKING Onto a PARK with Exposed Wood Beams & LOW Condo Fees!! Welcome to this warm and inviting bi-level townhome, perfectly tucked away in one of the MOST DESIRABLE locations in the complex – backing directly onto a beautiful park surrounded by mature trees. From the moment you walk in, you™ll be captivated by the SOARING VAULTED CEILINGS and exposed wood beams, adding timeless character and an undeniable sense of charm. The OPEN CONCEPT main floor is bright and airy, featuring a renovated kitchen with updated cabinetry, Tile backsplash, modern lighting & gorgeous wood counter tops! The spacious living and dining areas are ideal for entertaining or relaxing at home, filled with natural light that enhances the home™s cozy, welcoming atmosphere. Step outside to your private deck overlooking the park – the perfect place to enjoy quiet mornings or unwind after a long day. Completing the upper level is a beautifully renovated 4-piece bathroom finished with a beautiful modern vanity and tile shower! Downstairs, you™ll find 2 comfortable bedrooms with large windows, and a practical laundry and storage area. Important updates have already been completed, including a NEW furnace, NEW hot water on demand system, newer windows + a new back door, so you can simply move in and enjoy. This well-managed complex is known for its strong reserve fund and low condo fees, making it a



fantastic opportunity for first-time buyers, downsizers, or investors alike. With easy access to schools, shopping, parks, transit, and major roadways, this location truly has it all. Come experience the perfect balance of character, comfort, and convenience – this MOVE IN READY gem is ready to welcome you home! IMMEDIATE POSSESSION AVAILABLE!! (id:6289)

Built in 1973

Essential Information

Listing #	A2267776
Price	\$317,900
Bedrooms	2
Bathrooms	1.00
Square Footage	528
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Condominium/Strata
Style	Bi-level

Community Information

Address	27a, 333 Braxton Place Sw
Subdivision	Braeside
City	Calgary
Province	Alberta
Postal Code	T2W2E7

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Cul-de-sac, Treed, No Animal Home, Parking
Parking Spaces	1

Interior

Appliances	Washer, Refrigerator, Stove, Dryer, Microwave, Window Coverings
Heating	Natural gas Forced air
Cooling	None

Has Basement Yes

Exterior

Exterior Vinyl siding
Construction Wood frame
Foundation Poured Concrete

Listing Details

Listing Office Real Broker



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