

\$550,000 - 3 New Brighton Drive Se, Calgary

MLS® #A2248364

\$550,000

3 Bedroom, 3.00 Bathroom, 1,930 sqft

Residential on 0.11 Acres

New Brighton, Calgary, Alberta

Opportunity is knocking! and it brought the whole toolbox! This 3-bedroom, 2.5-bathroom home with an unfinished basement is ready for its glow-up. Yes, it's lived a little and comes with plenty of "before" charm, but the solid bones, new appliances, and functional layout mean you can bring your HGTV dreams to life. Whether you're an investor, a first-time buyer with a knack for DIY, or just someone who loves a good "nailed it" moment, this home is brimming with potential. The basement? Get creative! Home gym, theatre, craft room, endless possibilities!! And bonus: it's right across the street from the splash park, so your summer fun is basically on tap. Located in a great community close to schools, shopping, and parks, this is your chance to turn "what it is" into "wow, look what we did!" Roll up your sleeves, bring your imagination, and make it happen.

Built in 2001

Essential Information

MLS® #	A2248364
Price	\$550,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,930



Acres	0.11
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	3 New Brighton Drive Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0S9

Amenities

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

Interior

Interior Features	Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Oven, Electric Water Heater
Heating	Central
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Corner Lot, Close to Clubhouse
Roof	Asphalt Shingle
Construction	Brick, Aluminum Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 13th, 2025
Days on Market	4
Zoning	R-G
HOA Fees	365
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp 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.