\$585,000 - 223 Brookpark Drive Sw, Calgary

MLS® #A2261691

\$585,000

4 Bedroom, 3.00 Bathroom, 1,154 sqft Residential on 0.13 Acres

Braeside., Calgary, Alberta

This stunning 1154 square foot family home features four bedrooms and two-and-a-half bathrooms, offering exceptional value for buyers and investors alike. The beautifully renovated main floor highlights gleaming hardwood floors throughout an open concept living space with a cozy gas burning fireplace. The spacious kitchen boasts stainless steel appliances, newer cabinets, granite countertops, and includes both a breakfast nook and formal dining room. The fully developed illegal basement suite provides outstanding rental income potential with a separate entrance, additional bedroom, and three-piece ensuite. This flexible arrangement also accommodates extended family living situations while maintaining privacy and independence. Shared laundry facilities add convenience for all occupants. Step outside to your private sanctuary featuring a fenced yard, charming gazebo area, and expansive deck perfect for entertaining guests or enjoying peaceful evenings. The outdoor space creates an ideal setting for summer barbecues and family gatherings. Location advantages include convenient transit connections just minutes away. Families will appreciate proximity to highly rated schools. Recreation enthusiasts will love the proximity to Fish Creek Provincial Park, offering natural beauty, walking trails, and outdoor activities year-round. This move-in ready property presents an exceptional opportunity for first-time buyers, investors, or growing families







seeking modern updates and flexible living spaces in a desirable community with outstanding convenience and value!

Built in 1976

Essential Information

MLS® # A2261691 Price \$585.000

Bedrooms 4

Bathrooms 3.00 Full Baths 2 Half Baths 1

Square Footage 1,154 Acres 0.13 Year Built 1976

Type Residential
Sub-Type Detached
Style Bungalow

Status Active

Community Information

Address 223 Brookpark Drive Sw

Subdivision Braeside.
City Calgary
County Calgary
Province Alberta
Postal Code T2W 2W7

Amenities

Parking Spaces 4

Parking Parking Pad

Interior

Interior Features Built-in Features

Appliances Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window

Coverings

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces

Fireplaces Brick Facing, Gas, Living Room, Mantle

Has Basement Yes
Basement Full

Exterior

Exterior Features Lighting, Private Entrance, Private Yard

Lot Description Back Yard, Front Yard, Gazebo, Landscaped, Lawn, Rectangular Lot,

Treed

Roof Asphalt Shingle

Construction Concrete, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 2nd, 2025

Days on Market 33

Zoning R-CG

Listing Details

Listing Office RE/MAX Landan Real Estate

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