

\$679,900 - 115 Bracebridge Crescent Sw, Calgary

MLS® #A2223525

\$679,900

4 Bedroom, 2.00 Bathroom, 1,200 sqft

Residential on 0.14 Acres

Braeside., Calgary, Alberta

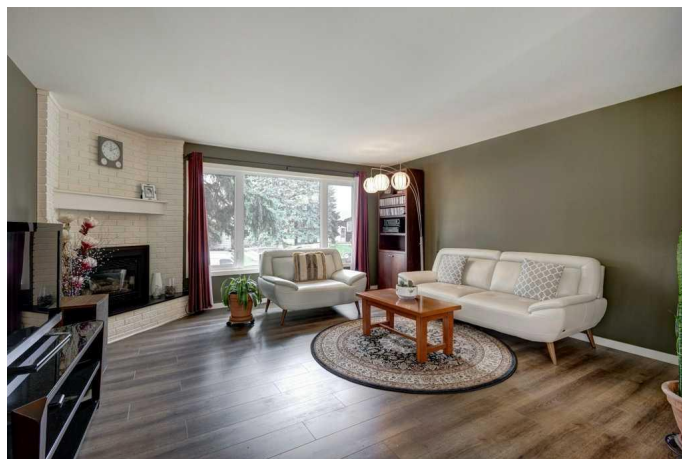
Welcome to your new home at 115 Braceridge Cr SW in the family orientated neighborhood of Braeside, close to parks, schools, recreation, shopping and public transportation. This immaculately cared for and renovated bungalow is on a corner lot fully landscaped and the back yard fully fenced. The family friendly floor plan offers a large living room with hardwood floors, corner fireplace and large south facing window, it is open to the dining room with a bay window and the renovated kitchen with stainless appliances and tile floors.

The primary bedroom has a 2 piece ensuite, while the remaining 2 bedrooms share the 4 piece bathroom. The fully developed basement has a large rec room, a bonus room that could be for a home theatre, exercise room, or play room, and there is a large bedroom with an egress window a renovated 3 piece bathroom. There is also a small kitchen area, large laundry room and the furnace room. A double detached garage finishes the package.

Built in 1966

Essential Information

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|------------|-----------|
| MLS® # | A2223525 |
| Price | \$679,900 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |



| | |
|----------------|-------------|
| Square Footage | 1,200 |
| Acres | 0.14 |
| Year Built | 1966 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------------------|
| Address | 115 Bracebridge Crescent Sw |
| Subdivision | Braeside. |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2W 0Y6 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Laminate Counters, No Animal Home, No Smoking Home, Vinyl Windows |
| Appliances | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Living Room, Gas Log, Gas Starter, Glass Doors |
| Has Basement | Yes |
| Basement | Finished, Full, Suite |

Exterior

| | |
|-------------------|------------------------------------|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Corner Lot, Lawn, Level |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |

| | |
|------------|-----------------|
| Foundation | Poured Concrete |
|------------|-----------------|

Additional Information

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| Date Listed | May 23rd, 2025 |
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| | |
|----------------|---|
| Days on Market | 1 |
|----------------|---|

| | |
|--------|------|
| Zoning | R-CG |
|--------|------|

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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