

\$475,000 - 12, 10001 Brookpark Boulevard Sw, Calgary

MLS® #A2195666

\$475,000

3 Bedroom, 3.00 Bathroom, 1,333 sqft
Residential on 0.00 Acres

Braeside., Calgary, Alberta

Welcome to this inviting 3-bedroom, 2.5-bathroom home in the desirable community of Braeside. Thoughtfully updated, this bright and welcoming space offers both comfort and functionality.

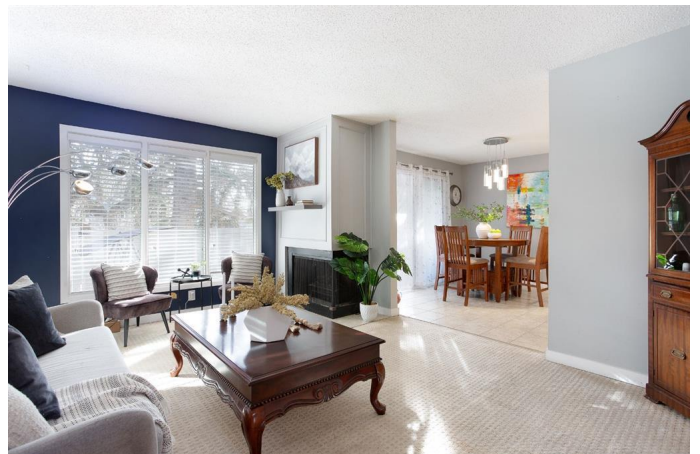
Step inside to a spacious foyer leading to a well-designed main floor featuring a modern kitchen with a wrap-around island, perfect for meal prep or entertaining. The open-concept living and dining area provides a seamless flow, making it ideal for gatherings. A convenient 2-piece bathroom completes the main level.

Upstairs, youâ€™ll find three comfortable bedrooms, including a primary suite with a private 2-piece ensuite, as well as a full 4-piece bathroom.

The fully finished basement offers a large rec/living room, providing extra space for relaxation, a home office, or a play area.

Enjoy the low-maintenance front yard and a private backyard with a patio, perfect for outdoor living. With both a garage and pad parking out front, thereâ€™s ample space for vehicles.

Located in a fantastic neighborhood close to parks, schools, shopping, and transit, this home is move-in ready and waiting for you!



Built in 1977

Essential Information

MLS® #	A2195666
Price	\$475,000
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,333
Acres	0.00
Year Built	1977
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	12, 10001 Brookpark Boulevard Sw
Subdivision	Braeside.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3E3

Amenities

Amenities	None
Parking Spaces	2
Parking	Parking Pad, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Recessed Lighting
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning

Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Level, Low Maintenance Landscape, Treed
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 25th, 2025
Days on Market	59
Zoning	M-C1

Listing Details

Listing Office	CIR 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.