

# \$389,900 - 106 New Brighton Point Se, Calgary

MLS® #A2251144

**\$389,900**

2 Bedroom, 3.00 Bathroom, 1,252 sqft

Residential on 0.02 Acres

New Brighton, Calgary, Alberta

Welcome to 106 New Brighton Point, a lovely, move-in ready townhome in a fantastic community! The bright and open concept main floor is welcoming, with a comfortable living room and a large kitchen with ample counter and cabinet space as well as upgraded luxury vinyl flooring. A half bath completes the main floor and adds real convenience. Step on to the private deck with gas line for summer evening BBQs, or unwind on the exclusive ground level patio space. Upstairs, the double primary floor plan provides the comfort and privacy of 4-piece en suite baths in each bedroom, excellent closet space including walk-in, with the bonus of upstairs laundry. The double (tandem) garage keeps the vehicles out of the weather and provides for handy storage space. New Brighton is a vibrant community, offering exclusive resident access to the New Brighton Clubhouse with playground, splash park, tennis courts, playground, and skating rink, and pathways and greenspace for relaxing walks to connect with friends and family; Excellent proximity to the shops, services, and amenities of 130th Avenue or High Street in McKenzie Towne; and quick access to Deerfoot, 52nd Street, and Stoney Trail. An outstanding opportunity - schedule your private showing today!

Built in 2011

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2251144      |
| Price          | \$389,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,252         |
| Acres          | 0.02          |
| Year Built     | 2011          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 106 New Brighton Point Se |
| Subdivision | New Brighton              |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2Z 1B7                   |

### Amenities

|                |                                |
|----------------|--------------------------------|
| Amenities      | Trash, Visitor Parking         |
| Parking Spaces | 2                              |
| Parking        | Double Garage Attached, Tandem |
| # of Garages   | 2                              |

### Interior

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home, Walk-In Closet(s)                                     |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Refrigerator, Washer, Water Purifier |
| Heating           | Forced Air, Natural Gas                                                                               |
| Cooling           | None                                                                                                  |
| Basement          | None                                                                                                  |

### Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | Balcony                               |
| Lot Description   | Landscaped, Low Maintenance Landscape |

|              |                                 |
|--------------|---------------------------------|
| Roof         | Asphalt Shingle                 |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete                 |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 13                  |
| Zoning         | M-1                 |
| HOA Fees       | 272                 |
| HOA Fees Freq. | ANN                 |

**Listing Details**

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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