

\$399,900 - 201, 250 New Brighton Villas, Calgary

MLS® #A2222322

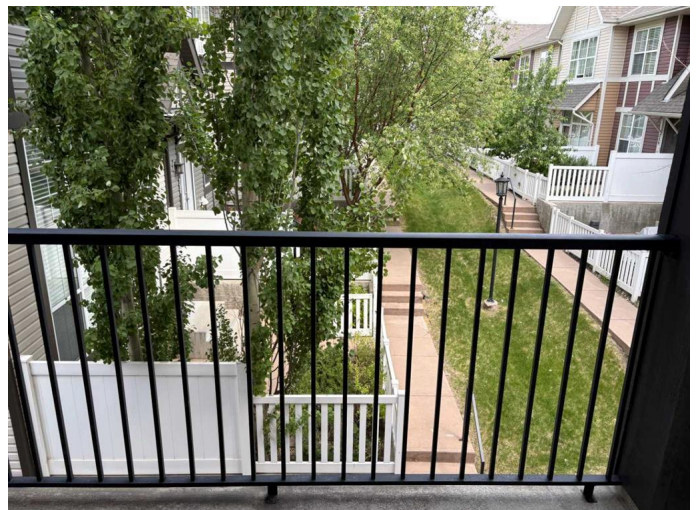
\$399,900

2 Bedroom, 2.00 Bathroom, 1,036 sqft

Residential on 0.00 Acres

New Brighton, Calgary, Alberta

Virtual Tour Available – Click the 3D Icon! | Quick Possession | Fresh Paint | Brand-New Carpet | Welcome to this beautifully maintained 2-bedroom, 2-bathroom condo in the highly sought-after Mosaic Motif complex, conveniently located near schools, shopping, and amenities. This bright and spacious open-concept layout features large windows throughout, filling the home with natural light. The kitchen is a standout, offering granite countertops, stainless steel appliances, a pantry, and eating bar, perfect for everyday living or entertaining. The primary bedroom boasts three large windows with west and north-facing views, a generous closet area, and a private ensuite. The second bedroom is also well-sized with a sunny west-facing window. A full main bathroom and convenient linen closet are located just down the hall. Enjoy the convenience of a spacious laundry/storage room complete with a washer, dryer, and freezer. Step outside onto your quiet, covered balcony, one of the most peaceful locations in the complex, overlooking a serene courtyard instead of a busy street or parking lot. Bonus: TWO parking stalls! One secure underground heated stall with a storage locker and oversized 11-ft-wide surface stall, an ideal end spot that provides extra room. Pet-friendly (1 pet allowed up to 25 lbs), this home offers comfort, convenience, and great value. Don't miss this opportunity today! Financial Statements will be made available for the current year only 2025.



(Listing agent is related to the seller.)

Built in 2009

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2222322 |
| Price | \$399,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,036 |
| Acres | 0.00 |
| Year Built | 2009 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 201, 250 New Brighton Villas |
| Subdivision | New Brighton |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Z 0T8 |

Amenities

| | |
|----------------|---|
| Amenities | Elevator(s), Visitor Parking |
| Parking Spaces | 2 |
| Parking | Assigned, Heated Garage, Stall, Titled, Underground |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Storage, Track Lighting |
| Appliances | Dishwasher, Electric Stove, Freezer, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | In Floor, Natural Gas |
| Cooling | None |
| # of Stories | 3 |

Exterior

| | |
|-------------------|---------------------------------|
| Exterior Features | Balcony |
| Roof | Asphalt |
| Construction | Brick, Vinyl Siding, Wood Frame |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 3rd, 2025 |
| Days on Market | 5 |
| Zoning | M-1 d75 |
| HOA Fees | 272 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|----------------------|
| Listing Office | MaxWell Canyon Creek |
|----------------|----------------------|

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