

# \$619,599 - 159 Castlebrook Drive Ne, Calgary

MLS® #A2188636

**\$619,599**

5 Bedroom, 2.00 Bathroom, 1,062 sqft  
Residential on 0.10 Acres

Castleridge, Calgary, Alberta

Welcome to this beautifully maintained bungalow located in the Castlebridge community!

This home features three spacious bedrooms on the main level, along with a full bathroom, making it ideal for family seeking comfort, convenience, and great value. The stunning kitchen is complemented by a dining room, while a cozy living room provides a perfect spot for relaxation.

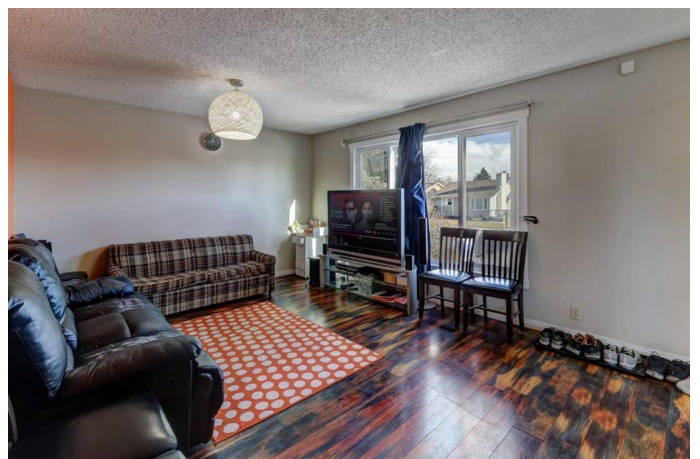
Conveniently situated within walking distance of schools, parks, public transit, and other amenities, this property offers excellent accessibility.

The fully developed legal basement has a separate entrance and includes two additional bedrooms, a second kitchen, another cozy living room, a full bathroom, and a common laundry room.

Outside, the property is fully fenced and features a front deck where you can enjoy the sunrise and relax outdoors. The double detached garage is easily accessible from both the side and rear lanes.

Due to its legal basement, this property is a wonderful place to live and a smart investment opportunity. It is rented out for \$4000.00 (Main floor, Basement floor and Garage) per month, and the Main floor, Basement floor and Garage tenants are willing to stay!

Note: The garage is not available for viewing at this time, and its dimensions are not accurate.



Built in 1981

### **Essential Information**

MLS® #	A2188636
Price	\$619,599
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,062
Acres	0.10
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	159 Castlebrook Drive Ne
Subdivision	Castleridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 1S8

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Separate Entrance
Appliances	Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

### **Exterior**

Exterior Features	Private Yard
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Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 19th, 2025
Days on Market	71
Zoning	R-CG

### **Listing Details**

Listing Office	URBAN-REALTY.ca
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