

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

MLS® #A2234748

**\$475,000**

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

Braeside., Calgary, Alberta

\*\*\* OPEN HOUSE SATURDAY JULY 5 11AM to 2PM \*\*\* Welcome to this beautifully updated 3-bedroom, 2.5-bathroom condo in the sought-after community of Braeside. Freshly painted and featuring brand-new flooring throughout, this bright and modern home offers a perfect blend of comfort, style, and functionality.

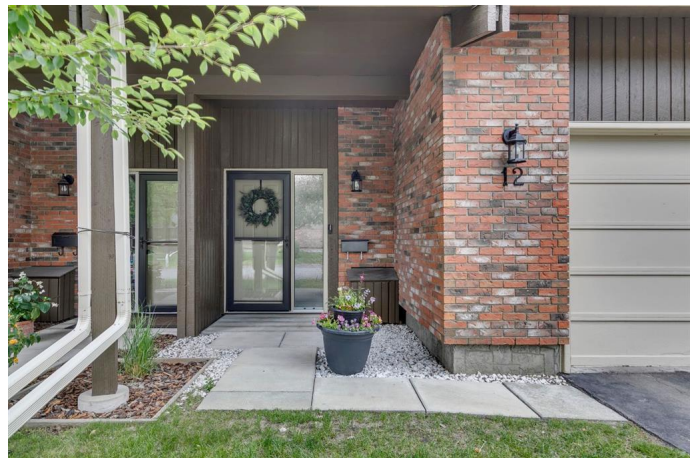
Step into a spacious foyer that leads into an open-concept main floor, highlighted by a contemporary kitchen with a wrap-around island—ideal for meal prep, casual dining, or entertaining guests. The adjoining living and dining areas provide a warm, seamless space for gatherings. A convenient 2-piece powder room completes the main level.

Upstairs, you'll find three generous bedrooms, including a spacious primary suite with its own private 2-piece ensuite. A full 4-piece bathroom serves the remaining bedrooms.

The fully finished basement offers a large recreation/living area, perfect for a media room, home office, or play space.

Enjoy outdoor living with a private backyard patio and low-maintenance front yard. Parking is a breeze with both a garage and front pad.

Situated in a family-friendly neighborhood close to parks, schools, shopping, and transit,



this move-in-ready home is a must-see!

Built in 1977

### Essential Information

MLS® #	A2234748
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, Microwave Hood Fan, 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	June 26th, 2025
Days on Market	7
Zoning	M-C1 d75

## Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.