

**5689 Brenner Crescent NW
Calgary, Alberta**

MLS # A2296190



\$950,000

Division:	Brentwood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,601 sq.ft.	Age:	1971 (55 yrs old)
Beds:	2	Baths:	3
Garage:	Alley Access, Garage Door Opener, Garage Faces Rear, Single Garage Deta		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Front Yard, Garden, Landscaped, Lawn, Stre		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home, Recessed Lighting, Track Lighting, Walk-In Closet(s)		
Inclusions:	n/a		

Welcome to this beautifully renovated bungalow in the highly sought-after community of Brentwood, offering a perfect blend of modern upgrades and an unbeatable location. Proudly owned by the original owners, this home reflects decades of meticulous care and pride of ownership. Situated on a quiet crescent, this home is ideal for families, professionals, or investors looking to be close to top-rated schools, transit, and amenities. Step inside to a bright and stylish main floor featuring wide plank oak flooring and new ceilings with recessed lighting. The spacious living room is anchored by a cozy fireplace, creating an inviting space to relax or entertain. The fully renovated kitchen showcases quartz countertops, new cabinetry, and stainless steel appliances, flowing seamlessly into the dining area. A stunning sunroom with a second fireplace provides the perfect year-round retreat. The main floor offers two generous bedrooms and two fully renovated bathrooms, designed with both comfort and functionality in mind. Downstairs, the fully developed basement features two additional flex rooms (could be bedrooms with windows brought up to code), a third renovated bathroom, along with new carpet throughout. This home has been extensively updated for peace of mind, including a new electrical panel, furnace, and central air conditioning (2020), along with new roof, shingles, and durable Hardie board exterior. The property is pet-free and smoke-free. Outside, you'll find an oversized single detached garage and a private yard space to enjoy. Located just minutes from University of Calgary, Brentwood CTrain Station, Brentwood Village Shopping Centre, and Nose Hill Park, this home also offers access to top-rated schools including Sir Winston Churchill High School. An

exceptional opportunity to own a move-in ready home in one of Calgary's most established northwest communities.