

3375 Breton Close NW
Calgary, Alberta

MLS # A2319453



\$1,349,900

Division:	Brentwood		
Type:	Residential/House		
Style:	3 Level Split		
Size:	2,008 sq.ft.	Age:	1972 (54 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.18 Acre		
Lot Feat:	Cul-De-Sac		

Heating: Forced Air

Floors: Carpet, Tile, Vinyl Plank

Roof: Asphalt Shingle

Basement: Full

Exterior: Post & Beam, Wood Frame

Foundation: Poured Concrete

Features: Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-CG

Utilities: -

Inclusions: None

**** Open House: Saturday, June 20th 1-3pm **** Exceptional fully renovated home in the highly sought-after community of Brentwood. Thoughtfully redesigned and expanded with additional living space, this stunning residence seamlessly blends modern design with functional family living. The open-concept main floor is filled with natural light from large windows and features a striking fireplace feature wall that serves as the focal point of the impressive vaulted-ceiling living area. The beautifully appointed kitchen offers a large quartz island, abundant cabinetry, and seamless access to the spacious 16' x 12' deck—perfect for entertaining or enjoying summer evenings. The main level also includes a full bathroom, a versatile bedroom ideal for guests, multi-generational living, or a home office, a dedicated laundry room, an additional split-level family room, and a generous mudroom with convenient side entry access. Upstairs, you'll find three well-appointed bedrooms, including a spacious primary retreat complete with a large walk-in closet and a luxurious ensuite. An additional full bathroom serves the secondary bedrooms. The fully developed lower level offers exceptional additional living space, featuring a private theatre room, a large recreation/living room, a powder room, and ample storage. Situated on a quiet cul-de-sac and backing onto a private walking path, this property offers both privacy and tranquility. Complete with a double detached garage, this move-in-ready home delivers outstanding quality, thoughtful design, and an unbeatable location in one of Calgary's most desirable communities.