

# \$1,100,000 - 3119 Breen Crescent Nw, Calgary

MLS® #A2244623

**\$1,100,000**

5 Bedroom, 3.00 Bathroom, 1,585 sqft

Residential on 0.13 Acres

Brentwood, Calgary, Alberta

OPEN HOUSE SUNDAY August 10th from 2-4pm~ Modern comfort meets established community charm in this stunning fully finished 5-bedroom, 3-bathroom bungalow in Brentwood â€” built new in 2022 on the original foundation and located on a quiet, tree-lined street.

The main floor features hardwood and tile flooring throughout, creating a seamless, high-end finish. A spacious open-concept layout welcomes you with vaulted ceilings, a bright living room with fireplace, and a modern kitchen complete with built-in stainless steel appliances, quartz countertops, a large central island, and a spacious dining area. Step outside to a sunny west-facing backyard with a full-width deck â€” perfect for relaxing or entertaining.

Three bedrooms on the main level include a luxurious primary suite with a spa-style ensuite: dual sinks, tile flooring, a free-standing tub, and an oversized tile and glass shower. A second full bathroom completes the main level.

The fully developed lower level includes a large family room with a second fireplace, a full wet bar with beverage fridge, two additional bedrooms, a third full bathroom, and a separate laundry room â€” ideal for family living or guests.



Additional features include central air conditioning, a tankless hot water heater, a double detached garage and a fully landscaped and fenced yard.

This home offers the rare combination of modern design in a mature community, just steps from top-rated schools, shopping, Nose Hill Park, transit options, and the University of Calgary.

Don't miss your chance to own a move-in ready home in one of Calgary's most sought-after neighborhoods.

Built in 2022

**Essential Information**

MLS® #	A2244623
Price	\$1,100,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,585
Acres	0.13
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	3119 Breen Crescent Nw
Subdivision	Brentwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 1S6

**Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Vaulted Ceiling(s), Wet Bar, Tankless Hot Water
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

## Exterior

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

## Additional Information

Date Listed	August 7th, 2025
Zoning	R-CG

## Listing Details

Listing Office	RE/MAX Realty Professionals
----------------	-----------------------------

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