

# \$319,999 - 5a, 333 Braxton Place Sw, Calgary

MLS® #A2177225

**\$319,999**

2 Bedroom, 1.00 Bathroom, 511 sqft

Residential on 0.00 Acres

Braeside., Calgary, Alberta

Welcome to this beautifully renovated HALF-DUPLEX bi-level, showcasing modern elegance and superior craftsmanship. Boasting 943 sq. ft. of living space, this home offers an inviting OPEN-CONCEPT layout illuminated by abundant NATURAL LIGHT through mostly newer windows. The main living area impresses with a VAULTED CEILING featuring stunning linear wood and PROMINENT BEAMS, creating a sense of grandeur and warmth. The FULLY UPGRADED KITCHEN comes complete with STAINLESS STEEL APPLIANCES. The home offers TWO SPACIOUS BEDROOMS and a stylishly appointed 4-PIECE BATHROOM. Additional features include a convenient laundry room and TWO VERSATILE STORAGE ROOMS, ensuring ample space for all your needs. The carpets were replaced in 2024, adding to the fresh, updated feel of the home. The parking stall, located right in front of the unit, adds ease and accessibility to daily living. This prime location enhances the appeal, being just a 2-minute walk to the Braxton Playground, a 7-minute walk to the Off Leash Park, and a 7-minute walk to the Braeside Community Association. Enjoy the convenience of an 8-minute drive to Costco, a 7-minute drive to the picturesque Fish Creek Provincial Park, and an 8-minute drive to the Rockyview General Hospital. Golf enthusiasts will appreciate the 7-minute drive to the Canyon Meadows Golf and Country Club, while nature lovers can easily reach Bragg



Creek Provincial Park in just 30 minutes. This property harmonizes comfort, style, and functionalityâ€”making it an exceptional choice for discerning buyers.

Built in 1973

**Essential Information**

MLS® #	A2177225
Price	\$319,999
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	511
Acres	0.00
Year Built	1973
Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Active

**Community Information**

Address	5a, 333 Braxton Place Sw
Subdivision	Braeside.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 2E7

**Amenities**

Amenities	Visitor Parking
Parking Spaces	1
Parking	Stall

**Interior**

Interior Features	Beamed Ceilings, High Ceilings, No Smoking Home, Storage, Vaulted Ceiling(s)
Appliances	Dryer, Electric Range, Refrigerator, Range Hood, Washer, Window Coverings

Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Storage
Lot Description	Backs on to Park/Green Space, No Neighbours Behind
Roof	Flat, Membrane, Other
Construction	Stucco, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 25th, 2025
Days on Market	8
Zoning	M-CG

## Listing Details

Listing Office	MaxWell Capital Realty
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