

# \$699,900 - 10228 Maple Brook Place Se, Calgary

MLS® #A2205401

**\$699,900**

4 Bedroom, 3.00 Bathroom, 1,258 sqft  
Residential on 0.15 Acres

Maple Ridge, Calgary, Alberta

Fantastic opportunity in Maplebrook. This RC-G Zoned property sits on a larger 55ftx120 ft lot with loads of future opportunity. Options, to renovate, add suite(s), or redevelop. The house itself is spacious at 1257 sq ft and includes a 3 pc ensuite in the spacious primary bedroom that also features its own private patio. Over the years the previous owner has updated the furnace, windows and shingles. Other features included vac-u-flow system and has an over sized double garage. Mature trees and close to parks, schools, golf course, public transportation and more! Note the basement is set up to have a private entrance for those looking to potentially add a suite in the future. A secondary suite would be subject to approval and permitting by the city. Vacant and quick possession possible.

Built in 1966

## Essential Information

MLS® #	A2205401
Price	\$699,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,258
Acres	0.15
Year Built	1966
Type	Residential



Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	10228 Maple Brook Place Se
Subdivision	Maple Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 1S8

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Oversized
# of Garages	2

### **Interior**

Interior Features	Built-in Features, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Microwave, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 25th, 2025
Days on Market	14
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX Realty Professionals
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