

\$759,900 - 184 Brander Avenue Nw, Langdon

MLS® #A2213163

\$759,900

3 Bedroom, 3.00 Bathroom, 2,042 sqft

Residential on 0.15 Acres

NONE, Langdon, Alberta

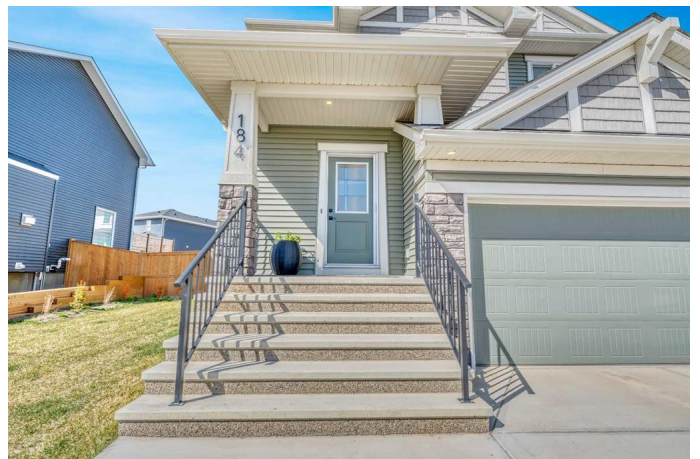
Welcome to Your Dream Home!

Step into luxury with this stunning 3-bedroom, 2.5-bath home that perfectly blends thoughtful design with modern comfort. Boasting 9-foot ceilings on every floor, this open-concept layout feels expansive and inviting from the moment you walk in.

The heart of the home is the chef-inspired kitchen, featuring an oversized island with quartz countertops, two-tone cabinetry, a walk-through pantry with solid wood shelving, and upgraded stainless steel appliances, including a gas stove. Luxury vinyl plank flooring throughout adds both style and durability. Oversized patio doors flood the living space with natural light and lead to a backyard that includes a good sized deck and enough room to add a pool or hot tub. The spacious mudroom with a closet keeps things organized.

The upper level has a bright and sunny bonus room. Huge primary suite with a luxurious walk-in closet and a spa-like ensuite. 2 additional bedrooms and a 4 piece bathroom. In addition the upper-floor laundry offers everyday convenience.

Enjoy year-round comfort with a furnace and heat pump system providing efficient heating and cooling, plus the home is roughed-in for solar power for future energy savings. A



three-car garage offers ample room for vehicles, storage, or even a workshop.

This is a home where every detail has been considered – from solid shelving in the pantry to the oversized island perfect for entertaining.

Don't miss your opportunity to own this beautifully upgraded, move-in-ready home in the growing family community of Langdon. Langdon features 3 schools ranging from K-12, shopping and recreation only 15 minutes east of Calgary.

Built in 2023

Essential Information

MLS® #	A2213163
Price	\$759,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,042
Acres	0.15
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	184 Brander Avenue Nw
Subdivision	NONE
City	Langdon
County	Rocky View County
Province	Alberta
Postal Code	T0J1X2

Amenities

Parking Spaces	6
Parking	Concrete Driveway, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Electric, Fireplace(s), Forced Air, Natural Gas, Heat Pump
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Tile
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

Exterior

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

Additional Information

Date Listed	April 30th, 2025
Days on Market	22
Zoning	R-MID

Listing Details

Listing Office	RE/MAX Key
----------------	------------

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