



GRASSROOTS
REALTY GROUP

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159 Belmont Crescent SW
Calgary, Alberta

MLS # A2275845



\$699,900

Division:	Belmont		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,589 sq.ft.	Age:	2023 (2 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Rectangular Lot		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Chandelier, Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to an extraordinary residence in the prestigious southwest community of Belmont, where refined design and modern luxury converge. This newer, custom-built home is a masterclass in sophisticated living, thoughtfully curated with impeccable upgrades and meticulous attention to detail throughout, offering a truly elevated lifestyle. Upon entry, you are welcomed by an elegant, on-trend palette that beautifully complements the home's timeless, earthy aesthetic. The stunning great room is anchored by upgraded wide-plank flooring and a striking 50-inch linear electric fireplace, complete with a bespoke oak mantel—an inviting focal point for intimate evenings and refined entertaining alike. The kitchen is nothing short of exceptional, designed to inspire both form and function. Highlights include a generous walk-in pantry with additional counter space, a show-stopping oversized island adorned with upgraded quartz countertops, and a custom designer backsplash. Floor-to-ceiling oak cabinetry, enhanced with additional drawers and storage, pairs seamlessly with premium appliances, including a gas range and counter-depth refrigerator, showcasing craftsmanship of enduring beauty. The main level is completed by a discreet and stylish powder room, ideal for guests. Upstairs, the private primary retreat is bathed in natural light and features a spacious walk-in closet and a spa-inspired ensuite with an oversized shower. Two additional well-appointed bedrooms share a beautifully designed family bathroom, offering comfort and elegance for family members or guests. The upper-level laundry room elevates everyday living with full-length hanging space and solid shelving, transforming routine tasks into a refined experience. The professionally designed lower level extends the home's versatility, featuring a spacious family

room—currently staged as a private gym—along with a four-piece bathroom and a fourth bedroom, perfect for guests or extended family. Thoughtfully upgraded lighting throughout the home creates a warm, inviting ambiance, enhancing every space. Outside, the fully landscaped yard adds exceptional curb appeal and provides a welcoming outdoor setting ideal for entertaining and relaxation. Set within the sought-after Belmont community, this home offers an unparalleled lifestyle defined by contemporary design, functional elegance, and a strong sense of community. Residents enjoy scenic pathways, playgrounds, a forthcoming outdoor shopping centre, future recreation facilities, a library, and convenient access to major roadways including Macleod Trail and Stoney Trail—ensuring effortless travel to downtown Calgary and the Rocky Mountains. This is a rare opportunity to claim a truly luxurious haven in one of Calgary’s most exciting new communities.