



**408, 200 Belvedere Boulevard SE  
Calgary, Alberta**

**MLS # A2303235**



**\$250,005**

<b>Division:</b>	Belvedere		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	Townhouse		
<b>Size:</b>	580 sq.ft.	<b>Age:</b>	2026 (0 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Other		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 106
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Wood Frame	<b>Zoning:</b>	M2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Smart Home		
<b>Inclusions:</b>	None		

THE SOHO &ndash; Smart, Efficient Living with Unmatched Value. This thoughtfully designed 1-bedroom, 1-bath unit offers 580 sq ft of functional space, ideal for first-time buyers, downsizers, or savvy investors looking to enter Calgary&rsquo;s growing market. Featuring a modern open-concept layout, this home includes a bright living area, contemporary kitchen with stylish cabinetry, and a comfortable bedroom with access to a full bath. Washer and dryer are included, adding everyday convenience, while the efficient design maximizes every square foot. Enjoy flexible options with lower or mid-level placement, along with low condo fees of just \$106.03/month. Scheduled for June 2026 possession, this is a great opportunity to secure a future home or investment at today&rsquo;s pricing. **LIMITED TIME BUILDER INCENTIVES:** No Condo Fees for 12 Months &ndash; Builder pays your first year of condo fees \$1 Parking Stall &ndash; Add a parking stall for just \$1 (Value: \$5,000 | Limit 1) Located in Belvedere, residents benefit from quick access to shopping, dining, parks, and major commuter routes, with downtown Calgary just a short drive away. An unbeatable combination of price, incentives, and long-term potential, The Soho is a smart move in today&rsquo;s market. We do have other models as well: \* Soho &ndash; Main Floor Studio | 1 Bed, 1 Bath | 580 SF - Starting at \$238,100 + GST &ndash; Net New Housing Rebate \* Astor Executive &ndash; Main Floor Studio | 1 Bed, 1 Bath | 690 SF - Starting at \$255,000 + GST &ndash; Net New Housing Rebate \* Essex &ndash; Two-Storey Townhome | 2 Bed, 2.5 Baths | 1,170 SF - Starting at \$369,200 + GST &ndash; Net New Housing Rebate \* Chelsea &ndash; Two-Storey Townhome | 3 Bed, 2.5 Baths | 1,417 SF - Starting at \$413,100 + GST &ndash; Net New Housing Rebate \* Lenox &ndash; Three-Storey Townhome |

2 Bed, 2.5 Baths | 1,359 SF - Starting at \$424,800 + GST &ndash; Net New Housing Rebate \* Hudson &ndash; Three-Storey Townhome  
| 3 Bed, 2.5 Baths | 1,411 SF - Starting at \$444,700 + GST &ndash; Net New Housing Rebate \* Tribeca (Middle Units) &ndash;  
Three-Storey Townhome | 3 Bed, 2.5 Baths | 1,728 SF - Starting at \$489,800 + GST &ndash; Net New Housing Rebate