



**251 Belvedere Drive SE
Calgary, Alberta**

MLS # A2145878



\$775,000

Division:	Belvedere		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,086 sq.ft.	Age:	2023 (1 yrs old)
Beds:	3	Baths:	4
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Quartz Counters, Walk-In Closet(s)		

Inclusions: none

BRAND NEW, NEVER LIVED IN, ALMOST 2100 SQUARE FEET 2 STORY, 3 BEDROOMS, TWO MASTER BEDROOMS UPSTAIR AND BONUS ROOM, UP STAIR LAUNDRY, MASTER BEDROOM WITH 5 PCE BATH EN SUITE AND WALK IN CLOSET. MAIN FLOOR OFFICE/DEN, FULL BATH, BEAUTIFUL KITCHEN WITH ISLAND, DINING ROOM, FAMILY ROOM WITH FIREPLACE, ROOMY FRONT FOYER AND MUDROOM, FRONT DOUBLE GARAGE IS INSULATED AND DRYWALLED. MAIN FLOOR 9' CEILING, STAINLESS STEEL APPLIANCES WITH GAS STOVE. BACKS ON TO GREEN SPACE, WALK TO EAST HILL SHOPPING CENTRE WITH COSCO, WALMART, STAPPLES, DOLLARAMA AND MAJOR BANKS.