



GRASSROOTS
REALTY GROUP

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82 Belvedere Green SE
Calgary, Alberta

MLS # A2210254



\$849,000

Division:	Belvedere		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,483 sq.ft.	Age:	2021 (4 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Garden, Landscaped, Rectangular		

Heating:	Central, High Efficiency, Exhaust Fan, Fireplace(s), Hot Water, Humidity Control, Natural Gas	Water:	
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Bidet, Breakfast Bar, Chandelier, Closet Organizers, Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Smart Home, Soaking Tub, Storage, Walk-In Closet(s)		
Inclusions:	None		

FORMER SHOW HOME! loaded with luxury upgrades and thoughtful design — this stunning 2-storey beauty in Belvedere is the one you've been waiting for! From the moment you walk in, you'll feel the difference: custom finishes, upgraded lighting, and features that go above and beyond your average new build in 2024. The heart of the home is a modern open-concept kitchen that flows effortlessly into the living and dining areas. You'll love the elegant quartz countertops, premium cabinetry, and a separate spice kitchen—perfect for cooking aromatic meals without the mess. A walk-in pantry and built-in wine cooler add to the upscale vibe. Main floor highlights include a full bathroom, spacious office/den, and an inviting foyer designed to impress. Upstairs, the primary retreat offers a spa-like ensuite with a freestanding tub, plus a generous walk-in closet. You’ll also find three more bedrooms, a full bath, laundry room, and a bonus room ideal for movie nights or playtime. Outside, enjoy a fully landscaped backyard, BBQ gas line, and patio space to entertain or unwind. The unfinished basement is ready for your future plans. Located in a vibrant, family-oriented community just minutes from shopping, schools, and transit, this home blends comfort, style, and convenience. Book your private tour today — homes like this don’t come around often!