



**160 Belvedere Park SE  
Calgary, Alberta**

**MLS # A2318165**



**\$679,999**

<b>Division:</b>	Belvedere		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,759 sq.ft.	<b>Age:</b>	2025 (1 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Additional Parking, Double Garage Detached, Garage Door Opener, Garage F		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Lane, Corner Lot		

<b>Heating:</b>	High Efficiency, Forced Air, Humidity Control, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-GM
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)		
<b>Inclusions:</b>	N/A		

Welcome to this stunning home, perfectly situated on a spacious corner lot, this is the only laned home property of its kind in the area offering exceptional curb appeal and advantage of parking on both sides of the home. This home Offering 4 bedrooms and 3 full bathrooms, this home combines modern elegance with exceptional functionality. Step inside to discover a bright and inviting main floor featuring soaring 9-foot ceilings, a spacious living room, and a generously sized bedroom with a full bathroom—ideal for guests, parents, or a home office. The beautifully appointed kitchen is the heart of the home, showcasing full-height cabinetry, quartz countertops, a large island with breakfast bar seating, and plenty of space for family gatherings. The adjacent dining area creates the perfect setting for everyday meals and special occasions alike. A convenient rear entry leads to the oversized backyard, offering endless possibilities for outdoor enjoyment, while the detached double garage provides secure parking and additional storage. Upstairs, you’ll find a spacious bonus room, perfect for movie nights, a play area, or a second family lounge. The luxurious primary suite features a walk-in closet and a private ensuite bathroom, while two additional bedrooms share a well-appointed full bathroom. The upper-level laundry room adds everyday convenience. The unfinished basement offers incredible future potential with a separate entrance, two large windows, and bathroom rough-ins already in place—making it an excellent opportunity for future development. Ideally located within walking distance to Park, East Hills Shopping Centre, Costco, Walmart, TD Bank, restaurants, and numerous everyday amenities, this home also offers quick and easy access to Stoney Trail, making commuting a breeze. This is more than just a house—it’s a place

where memories will be made and dreams will come to life. Don't miss your opportunity to own this exceptional brand-new home in a thriving community.