



**GRASSROOTS**

REALTY GROUP

587-777-7276

yuri@grassrootsrealtygroup.ca

**27 Belvedere Point SE  
Calgary, Alberta**

**MLS # A2324593**



**\$859,900**

<b>Division:</b>	Belvedere		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,377 sq.ft.	<b>Age:</b>	2024 (2 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	4
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Other		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 82
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-2M
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		
<b>Inclusions:</b>	N/A		

Welcome to well-maintained living! Designed for effortless living and modern elegance, this exceptional residence offers a thoughtfully crafted layout that perfectly balances style, comfort, and functionality. Step inside to the inviting main floor, where the open-concept kitchen, dining, and living areas create the perfect setting for both everyday living and entertaining. The chef-inspired kitchen features premium finishes and high-quality appliances, making it as beautiful as it is functional. Also on the main level, you'll find a spacious bedroom and a full bathroom, providing flexibility for guests, multigenerational living, or a convenient home office. A separate private entrance leads to the fully developed basement, complete with an additional bedroom, a four-piece bathroom, and a dedicated office space—ideal for extended family, guests, or working from home. Upstairs, you'll discover three generously sized bedrooms, including a luxurious primary suite featuring a spacious walk-in closet and a spa-inspired five-piece ensuite. The two additional bedrooms each include their own walk-in closets and share a well-appointed full bathroom, ensuring comfort and privacy for the whole family. The upper level also offers a large laundry room for added convenience and a versatile bonus room that can easily serve as a family lounge, media room, playroom, or home office. Whether you're looking for your forever home or a smart investment opportunity, this property delivers exceptional value, outstanding design, and a quality lifestyle. A great place to call home—and an excellent investment for the future.