



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

34 Belvedere Green SE
Calgary, Alberta

MLS # A2330402



\$899,000

Division:	Belvedere		
Type:	Residential/House		
Style:	3 (or more) Storey		
Size:	2,702 sq.ft.	Age:	2023 (3 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, No Neighbours Behind, Rectangu		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)		

Inclusions: None

~Watch the full YouTube tour~ Welcome to 34 Belvedere Green SE, an impressive three-storey family home offering approximately 2,701 sq. ft. above grade, five bedrooms, three-and-a-half bathrooms and a thoughtfully designed floor plan that provides exceptional flexibility for growing and multigenerational families. The main level welcomes you with a spacious foyer and a bright, open-concept design created for both everyday living and effortless entertaining. The well-appointed kitchen is positioned at the heart of the home and offers generous workspace, excellent storage and a convenient walk-in pantry. The adjoining dining area flows naturally into the inviting living room, where a fireplace creates a warm focal point and large windows fill the space with natural light. Step outside onto the rear deck for summer dining, morning coffee or relaxed evenings outdoors. A practical mudroom, powder room and direct access to the exceptionally deep attached garage complete the main floor. Upstairs, the open-to-below design enhances the home's sense of space and architectural interest. The generously proportioned primary retreat features a walk-in closet and private four-piece ensuite. Three additional bedrooms, another full bathroom and a conveniently located laundry room create a highly functional level designed with busy family life in mind. The third storey is a standout feature, offering an additional family room, fifth bedroom, full bathroom, storage and a private balcony. This versatile level is ideal as a guest retreat, private space for older children, home office, media room or comfortable accommodation for extended family. The floor plan offers approximately 2,701 sq. ft. above grade, four bedrooms on the second level and a private bedroom and family room on the third. Beyond the home itself, Belvedere offers the welcoming neighbourhood atmosphere

families are searching for. The community is quiet, diverse and friendly, with wonderful neighbours, many young families and children who can grow up and play together. A large nearby park provides plenty of space for outdoor recreation, while green spaces and walkable pathways make it easy to enjoy the community on foot. Shopping, services and everyday conveniences are close enough to walk to, with additional retail centres, grocery stores and amenities continuing to take shape nearby. The location also provides convenient access to Stoney Trail, offering an easy connection to other parts of Calgary, while Chestermere is only a short drive away. A significant planned wetland and pathway system directly across from the property will further enhance the area's natural surroundings and walkability. Offering exceptional space, a rare three-storey layout, an oversized attached garage, and a family-oriented setting surrounded by growing amenities, this remarkable Belvedere home delivers the comfort, flexibility, and community connection today's families value most.