



GRASSROOTS
REALTY GROUP

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355 Belvedere Drive SE
Calgary, Alberta

MLS # A2351388



\$588,500

Division:	Belvedere		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,532 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Walk-In Closet(s)		

Inclusions:	N/A
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Why rent when you can own a brand-new home by Crystal Creek Homes? Offering exceptional value in Belvedere, this 1,532 sq. ft. two-storey features 3 bedrooms, 9' main-floor ceilings, a separate side entrance, and a welcoming covered front porch. The bright, open-concept main floor offers a spacious living room with contemporary electric fireplace and a well-appointed kitchen with central island, ample cabinetry, and plenty of counter space. Upstairs, you'll find three bedrooms, including a primary suite with walk-in closet, along with the convenience of upper-floor laundry. The separate side entrance offers added flexibility for future legal basement suite, subject to municipal approvals. Enjoy the benefits of new construction and new home warranty coverage, all in a growing community close to shopping, parks, pathways, and major routes including Stoney Trail and 17 Avenue SE. A great opportunity to get into a brand-new detached home in Belvedere. Book your showing today!