



## 336 belmont Park Calgary Alberta

\$799,900

This sunny and beautifully designed 2,340 sq ft home in the peaceful neighborhood of Belmont backs onto a serene park and green space, offering both tranquility and convenience. Featuring 4 bedrooms and 2.5 bathrooms, the open-concept main floor is finished with luxury vinyl flooring, adding to the elegance of the space. The modern kitchen boasts stainless steel appliances, including a built-in microwave and chimney hood fan, along with a walk-through pantry and a breakfast nook that opens to the backyard. A contemporary fireplace in the great room enhances both aesthetics and comfort. The upper level is designed for relaxation, with a spacious primary bedroom at the rear of the home, complete with a walk-in closet and a luxurious 4-piece ensuite featuring a separate tub and walk-in shower. Three additional bedrooms, a central bonus room, a 4-piece main bathroom, and a laundry room with washer and dryer provide ample space and convenience. The lower level remains unfinished, offering potential for customization with rough-ins for a bathroom and sink. Located in Belmont, this home is positioned near future amenities such as the LRT Red Line extension, schools, and a public library. It's also a short drive to Macleod Trail, Stoney Trail, Spruce Meadows, Shawnessy Shopping Centre, and more, making it a prime location for easy commuting and access to nearby attractions.

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Den 9.08 Ft x 10.42 Ft

Other 7.83 Ft x 7.00 Ft

2pc Bathroom Measurements not available

Other 16.75 Ft x 11.67 Ft

Dining room 9.08 Ft x 10.00 Ft

Living room 12.83 Ft x 15.08 Ft

Bedroom 8.75 Ft x 12.50 Ft

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Bedroom 10.00 Ft x 13.08 Ft

Primary Bedroom 12.83 Ft x 14.67 Ft

4pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Laundry room 8.75 Ft x 5.92 Ft

Bonus Room 12.50 Ft x 16.75 Ft

Listing Presented By:



Originally Listed by:  
Homecare Realty Ltd.

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