



## 116 Belvedere Drive Calgary Alberta

\$899,000

This elegant home, situated in the highly desirable community of Belvedere, is built on a premium walkout/sunshine lot backing onto a serene pond and walking path. Offering six bedrooms, an office, four full bathrooms, a spacious bonus room, and a double attached garage, this stunning residence is designed for both luxury and comfort. The main floor features an open-concept design that welcomes abundant natural light. Highlights include 9-ft ceilings, a spacious living area, a full bathroom, a gourmet kitchen with a gas range, a built-in microwave, an upgraded refrigerator with a touch panel screen, and a large pantry. The separate office can easily be converted into an additional bedroom. Premium finishes include luxury vinyl plank flooring, quartz countertops, and stainless steel appliances. A/C rough-ins are also included. The upper level boasts four generous bedrooms, a huge family room, a laundry room, and two full bathrooms and main level has one full bathroom. Beautiful wallpapers and artistic wall decor enhance the home's charm. The fully finished walkout basement features a legal two-bedroom with a private entrance, backing directly onto the picturesque pond and wetland. The basement is currently rented, providing an excellent income opportunity. Conveniently located within walking distance of a major shopping plaza, including Costco, banks, restaurants, and a Cineplex, this home offers easy access to all amenities. It is just one minute from major highways and seven minutes from Chestermere Lake, with a bus stop nearby. Experience luxury living in a tranquil setting, where every detail is thoughtfully designed for comfort and elegance. (id:6769)

4pc Bathroom 9.75 Ft x 5.00 Ft

5pc Bathroom 14.50 Ft x 10.67 Ft

Bedroom 13.33 Ft x 9.58 Ft

Bedroom 13.33 Ft x 9.58 Ft

Bedroom 13.33 Ft x 9.67 Ft

Primary Bedroom 17.17 Ft x 16.50 Ft

Family room 13.58 Ft x 14.25 Ft

Laundry room 5.33 Ft x 8.17 Ft

Bedroom 11.75 Ft x 9.08 Ft

Bedroom 11.75 Ft x 9.83 Ft

Kitchen 12.50 Ft x 9.83 Ft

Recreational, Games room 13.67 Ft x 22.25 Ft

Furnace 9.25 Ft x 9.33 Ft

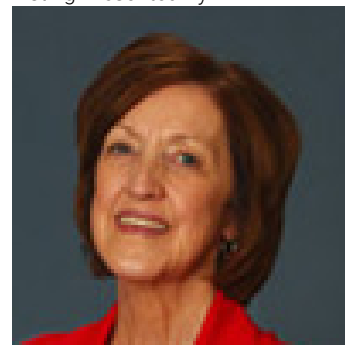
3pc Bathroom 7.17 Ft x 8.50 Ft

Den 8.50 Ft x 8.08 Ft

Dining room 12.17 Ft x 11.25 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
eXp Realty



CIR

REALTY

149 West Lakeview Point , Calgary, AB,

Phone: 403-585-5270  
cawarawa@shaw.ca

Other 9.83 Ft x 7.33 Ft

Foyer 7.75 Ft x 10.08 Ft

4pc Bathroom 6.25 Ft x 9.00 Ft