



# 164 Belmont Boulevard Calgary Alberta

\$714,998

Welcome to this beautiful single-family lane home in the heart of Belmont. This elegant property features 4 bedrooms, including a separate side entrance and a fully developed legal basement suite, perfect for extended family or guests. Step inside to discover modern upgrades throughout -- including a gourmet kitchen, a fireplace, a Living room and a Mud room. The home boasts custom touches such as cabinet, quartz countertops in both the kitchen and bathrooms. The main level is perfect for entertaining, with a natural living room opening to a backyard and parking. The kitchen is a chef's dream, equipped with upgraded cabinetry and stainless-steel appliances, all adjacent to a generous dining area. The upper level offers a family/lifestyle room for relaxation, 3 spacious bedrooms, including a sun-filled primary ensuite with a full bathroom and a walk-in closet. The fully finished legal basement suite features a separate side entrance, 1 additional bedroom, a full bathroom, offering endless possibilities for multi-generational living or potential rental income. The property is located near future community amenities, shopping, playgrounds, schools, and access to the highway. This property is a good home for Investors, first-time home buyers, upscaling, etc. Don't miss out -- book your private showing today! (id:6769)

4pc Bathroom 4.92 Ft x 8.42 Ft  
 5pc Bathroom 6.08 Ft x 18.58 Ft  
 Bedroom 9.08 Ft x 11.33 Ft  
 Bedroom 9.50 Ft x 13.33 Ft  
 Primary Bedroom 12.42 Ft x 12.25 Ft  
 3pc Bathroom 6.25 Ft x 9.75 Ft  
 Bedroom 11.08 Ft x 13.00 Ft

Kitchen 9.75 Ft x 2.58 Ft  
 Recreational, Games room 17.83 Ft x 13.33 Ft  
 Furnace 9.42 Ft x 10.25 Ft  
 2pc Bathroom 4.75 Ft x 4.92 Ft  
 Dining room 15.00 Ft x 14.17 Ft  
 Kitchen 15.00 Ft x 10.42 Ft  
 Living room 13.83 Ft x 17.08 Ft

Listing Presented By:



Originally Listed by:  
 eXp Realty

**RE/MAX Realty Professionals**

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