



# 10 FOOT CEILINGS



## 200 Belvedere Boulevard Calgary Alberta

\$433,755

Built for lasting quality. With 1,417 sq ft, two balconies, 3 bedrooms and 3 baths, and the added benefits of being an end unit, this home delivers more natural light, extra privacy, and a layout that adapts to modern living—built to stand the test of time. Every Chelsea is constructed on a 4" THICK SLAB USING SULPHATE-RESISTANT CONCRETE, a superior detail that helps prevent deterioration and adds decades of durability. The exterior is finished with a BRICK CLADDING SYSTEM WITH RAIN SCREEN BEHIND HARDIE SIDING for exceptional moisture defense, while R12 INSULATED GARAGE DOORS WITH BELT DRIVE, WIFI, AND LIVE-VIEW CAMERA add convenience, security, and peace of mind. Inside, you're welcomed by 10' MAIN FLOOR CEILINGS AND 9' UPPER FLOOR CEILINGS, paired with BLACK LAMINATED PVC DOUBLE-GLAZED WINDOWS that flood the home with light. An efficient U-SHAPED KITCHEN WITH PANTRY CLOSET anchors the main floor, while LUXURY VINYL PLANK FLOORING runs throughout for both style and long-wearing durability. Upstairs, three bedrooms create flexibility for families or guests, while the primary suite opens to its own private balcony retreat. Bathrooms are finished with QUARTZ COUNTERS, FULL-HEIGHT CERAMIC TILE SURROUNDS, AND 24x12" TILE FLOORING. Smart details include LINEN AND WASHER + DRYER CLOSETS, AUTOMATED ZEBRA BLINDS, VINYL DECKING WITH ALUMINUM RAIL + GLASS PANELS, AND FULL LANDSCAPING. The kitchen showcases QUARTZ COUNTERTOPS, FULL-HEIGHT CERAMIC TILE BACKSPASH, TALL UPPER CABINETS WITH UNDER-CABINET VALANCE LIGHTING, AND A PREMIUM SAMSUNG STAINLESS STEEL APPLIANCE PACKAGE—including a FRENCH DOOR FRIDGE WITH BUILT-IN WATER PITCHER and SELF-CLEANING SMOOTH-TOP RANGE. Set in Belvedere—one of Calgary's fastest-growing new communities—the Chelsea is surrounded by parks, schools, and single-family homes that add to its long-term value. Just 15-20 minutes to downtown, and with...

Kitchen 12.67 Ft x 12.83 Ft

Dining room 9.17 Ft x 12.58 Ft

Living room 17.08 Ft x 9.50 Ft

Other 7.00 Ft x 12.67 Ft

4pc Bathroom 11.67 Ft x 12.58 Ft

Bedroom 9.42 Ft x 12.50 Ft

Bedroom 9.25 Ft x 8.50 Ft

3pc Bathroom 8.83 Ft x 5.83 Ft

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Listing Presented By:



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2pc Bathroom 5.00 Ft x 4.75 Ft

Other 3.00 Ft x 7.00 Ft

Primary Bedroom 11.67 Ft x 12.58 Ft