

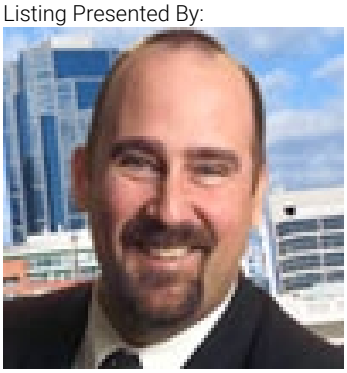
436 Belmont Park Calgary Alberta

$734,900

BACKING ONTO PARK | NO REAR NEIGHBOURS | LOW-MAINTENANCE BACKYARD | CENTRAL AIR CONDITIONING | 2,100 Sq. Ft. | 3 Bedrooms with Walk-In Closets | Upstairs Bonus Room | 9 Ft. Basement Foundation! Welcome to 436 Belmont Park SW--a beautifully maintained DETACHED HOME in Calgary's family-friendly community of Belmont. BACKING DIRECTLY ONTO A WELL-MAINTAINED PARK with a children's play area, this home offers peaceful green-space views and the privacy of NO REAR NEIGHBOURS. The SUNNY WEST-FACING, LOW-MAINTENANCE BACKYARD gives you more time to relax, entertain and enjoy the outdoors. Inside, oversized windows brighten the OPEN-CONCEPT main floor, where a welcoming living room with an ELECTRIC FIREPLACE flows into the dining area and L-SHAPED KITCHEN featuring modern cabinetry, stainless steel appliances, an UPGRADED GAS RANGE, CHIMNEY HOOD FAN, BUILT-IN MICROWAVE and WALK-IN PANTRY. Upstairs, a CENTRAL BONUS ROOM provides a comfortable space for family movie nights, complemented by UPPER-FLOOR LAUNDRY and THREE SPACIOUS BEDROOMS, EACH WITH ITS OWN WALK-IN CLOSET. The primary retreat features an ensuite with DUAL VANITIES and an upgraded TILED STANDING SHOWER. The unfinished basement offers excellent future development potential with a 9 FT. FOUNDATION, TWO EGRESS-SIZED REAR WINDOWS and thoughtfully positioned mechanical systems, including a TANKLESS WATER HEATER. INSTALLED CENTRAL AIR CONDITIONING keeps the home comfortable through summer, while the ATTACHED GARAGE adds everyday convenience. VERY WELL MAINTAINED, this home offers easy access to community pathways, Stoney Trail, Macleod Trail, Somerset-Bridlewood Station and shopping and recreation in Shawnessy. Explore the 3D TOUR and BOOK YOUR SHOWING TODAY! (id:6769)

Primary Bedroom 14.00 Ft x 13.00 Ft
5pc Bathroom 10.92 Ft x 9.75 Ft
Other 5.25 Ft x 9.83 Ft
Family room 15.50 Ft x 18.33 Ft
Laundry room 5.75 Ft x 8.67 Ft
Bedroom 10.08 Ft x 12.58 Ft
Other 4.42 Ft x 5.25 Ft
Office 5.83 Ft x 11.58 Ft
2pc Bathroom 5.50 Ft x 5.00 Ft
Kitchen 12.08 Ft x 11.67 Ft

Listing Presented By:



Originally Listed by:
Century 21 Bravo Realty

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3pc Bathroom 5.00 Ft x 8.67 Ft

Bedroom 10.00 Ft x 10.25 Ft

Other 4.08 Ft x 5.25 Ft

Dining room 11.83 Ft x 10.50 Ft

Living room 15.92 Ft x 12.67 Ft

Foyer 7.33 Ft x 6.50 Ft