

# \$640,000 - 105, 65 Belvedere Point Se, Calgary

MLS® #A2185001

**\$640,000**

4 Bedroom, 3.00 Bathroom, 1,774 sqft  
Residential on 0.07 Acres

Belvedere., Calgary, Alberta

Welcome to this Stunning Home in the Highly Sought-After Community of Belvedere!

This exceptional property offers a prime location with access to scenic pathways and walkways, perfect for outdoor exploration and enjoyment. Future amenities, including a planned elementary school, playfield, and sports field, are within walking distance, making it an ideal choice for families.

Unmatched Accessibility is another standout feature. Located just off Stony Trail, this home provides quick access to downtown Calgary and is close to the East Hills Shopping Centre, featuring Costco, Walmart, Staples, and more.

Spanning just under 1,800 sq. ft., this beautifully designed home includes:

• Four Bedrooms, including a Main-Floor Bedroom ideal for multigenerational living.

• A Full Bathroom on the main floor.

The Gourmet Kitchen is a chef's dream, boasting designer-curated interior color selections, premium finishes, and a stainless steel appliance package.

The stylish elevation adds to the home's incredible curb appeal, while the fenced lot offers privacy and space for outdoor activities.



Do not miss the opportunity to own this exceptional home in one of Calgary's most desirable new communities!

Contact me today to schedule your private tour!

Built in 2022

### Essential Information

MLS® #	A2185001
Price	\$640,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,774
Acres	0.07
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	105, 65 Belvedere Point Se
Subdivision	Belvedere.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A7Y9

### Amenities

Amenities	Snow Removal
Parking Spaces	2
Parking	Off Street, Parking Pad

### Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan,

	Pantry, Quartz Counters, Separate Entrance, Vinyl Windows
Appliances	Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer, Built-In Oven
Heating	Forced Air
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Playground, Private Entrance
Lot Description	Back Lane, Back Yard, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 2nd, 2025
Days on Market	105
Zoning	R-2M

### **Listing Details**

Listing Office	PREP Realty
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