

\$567,800 - 188 Belmont Boulevard S, Calgary

MLS® #A2108067

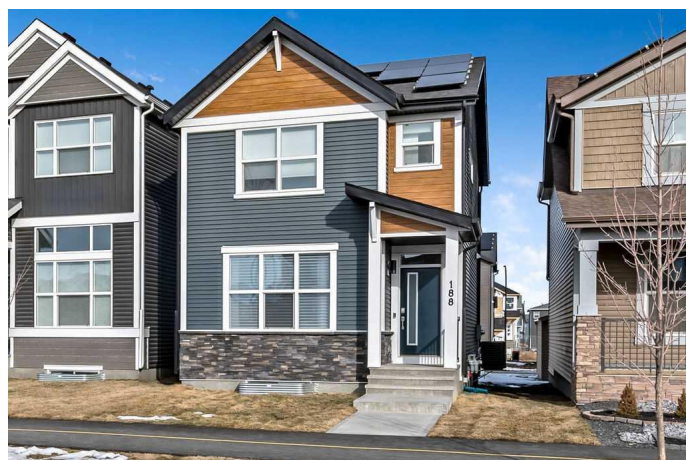
\$567,800

3 Bedroom, 3.00 Bathroom, 1,450 sqft

Residential on 0.07 Acres

Belmont, Calgary, Alberta

Welcome to 188 Belmont Boulevard and witness the sight of Jayman's™ renowned "Brooklyn" model. This exquisite home, spanning over 1400 square feet of premium living space, showcases impeccable craftsmanship and meticulous design. Step into a spacious layout with 9-foot ceilings designed to impress even the most discerning buyer, featuring a gourmet kitchen adorned with a sleek center island, stainless-steel appliances including a French Door refrigerator, Electric slide-in smooth-top range, built-in microwave, and convenient under cabinet lighting. The kitchen seamlessly flows into a generous dining area, ideal for entertaining, and a cozy Great Room illuminated by a wall of windows that invite natural light to flood the space. A sizable pantry, convenient half bath, and designated mudroom leading to the backyard, offering ample space to envision a double detached garage. The main floor also has upgraded window coverings with Hunter Douglas shades and custom drapery. Heading to the upper level, you'll find a centralized full 4-piece bath, 2nd-floor laundry, and three spacious bedrooms. The primary suite boasts a substantial walk-in closet, and a luxurious 4 piece ensuite, and upgraded window coverings with Hunter Douglas shades and custom ceiling-track drapery. The lower level, roughed in with a 3 piece bathroom awaits for future development and customization. Embrace modern living with 6 Solar Panels,



BuiltGreen Canada certification, UV-C Ultraviolet Light Purification System, High Efficiency Furnace with Merv 13 Filters & HRV unit, Tankless Hot Water Heater, elegant quartz countertops, Air Conditioning, Triple Pane Windows, and Smart Home Technology additions. Experience the lifestyle you and your family deserve in this exceptional community, designed to be cherished for generations to come. This one won't last long – Call for more information today!

Built in 2023

Essential Information

MLS® #	A2108067
Price	\$567,800
Sold Price	\$570,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,450
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	188 Belmont Boulevard S
Subdivision	Belmont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4W6

Amenities

Parking Spaces	2
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Parking	Alley Access, Gravel Driveway, Parking Pad
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Interior

Interior Features	High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
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Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Tankless Water Heater, Washer, Window Coverings
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Heating	Forced Air
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Cooling	Central Air
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Has Basement	Yes
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Basement	Full, Unfinished
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Exterior

Exterior Features	Other
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Lot Description	Back Lane, Front Yard, Level, Rectangular Lot
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Roof	Asphalt Shingle
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Construction	Stone, Vinyl Siding
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Foundation	Poured Concrete
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Additional Information

Date Listed	February 23rd, 2024
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Date Sold	February 29th, 2024
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Days on Market	6
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Zoning	R-1N
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HOA Fees	0.00
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Listing Details

Listing Office	Royal LePage Solutions
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