

\$499,999 - 456 Belmont Avenue Sw, Calgary

MLS® #A2163891

\$499,999

3 Bedroom, 3.00 Bathroom, 1,308 sqft

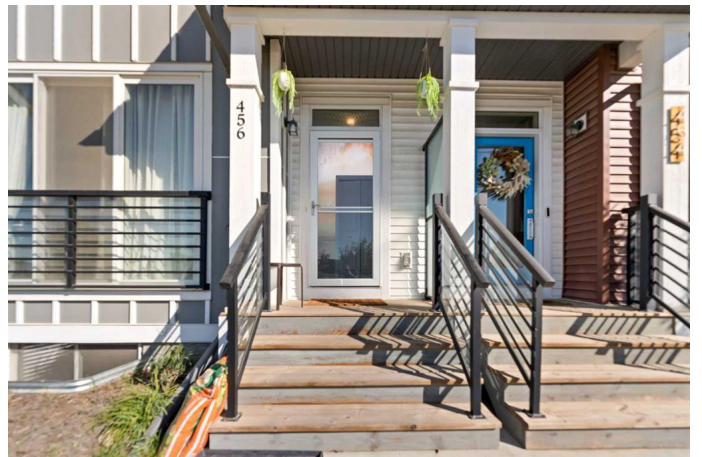
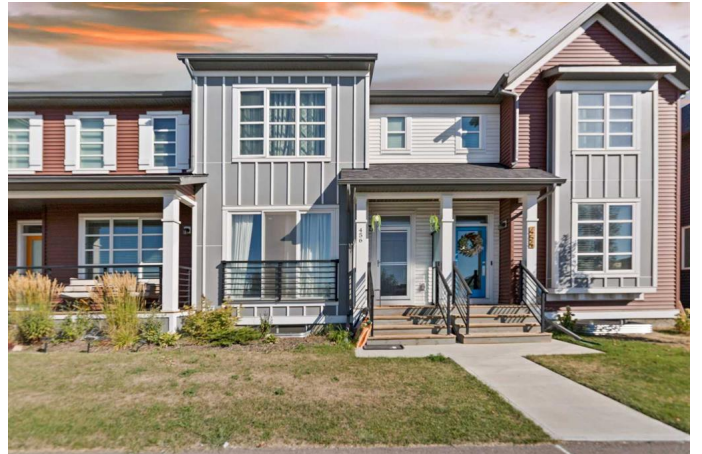
Residential on 0.05 Acres

Belmont, Calgary, Alberta

NO CONDO FEES. NO HOA FEES. 20 FEET WIDE. Welcome to this stunning 3-bedroom, open-concept townhouse located in the vibrant community of Belmont, SW Calgary. With no condo fees and no HOA fees, this home offers exceptional value and modern living. The main floor is beautifully finished with luxury vinyl plank flooring, adding both style and durability. The inviting main floor features a wide glass door entry, leading to a bright living room, dining area, and a well-appointed kitchen complete with a large island. The kitchen is equipped with stainless steel appliances, quartz countertops, and a convenient pantry perfect for storing spices and essentials. Enjoy outdoor living with a cozy deck, ideal for relaxation or entertaining.

Upstairs, you'll find a spacious master bedroom with a private 3-piece ensuite bathroom, along with two additional bedrooms perfect for children or guests. A second 3-piece bathroom and separate Laundry adds convenience and comfort for the household. Belmont is a thriving and beautiful community, close to shopping plazas, the C-Train station, and offers easy access to both Macleod Trail and Stoney Trail for a seamless commute. Basement is unfinished with a rough-in plumbing for future bathroom. Rear gravel two car parking pad.

Built in 2021



Essential Information

MLS® #	A2163891
Price	\$499,999
Sold Price	\$535,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,308
Acres	0.05
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	456 Belmont Avenue Sw
Subdivision	Belmont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X4N2

Amenities

Parking Spaces	2
Parking	Alley Access, Off Street, Parking Pad

Interior

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Garden, Playground
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 8th, 2024
Date Sold	September 25th, 2024
Days on Market	17
Zoning	R-2M
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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