

\$729,900 - 172 Belmont Villas Sw, Calgary

MLS® #A2214601

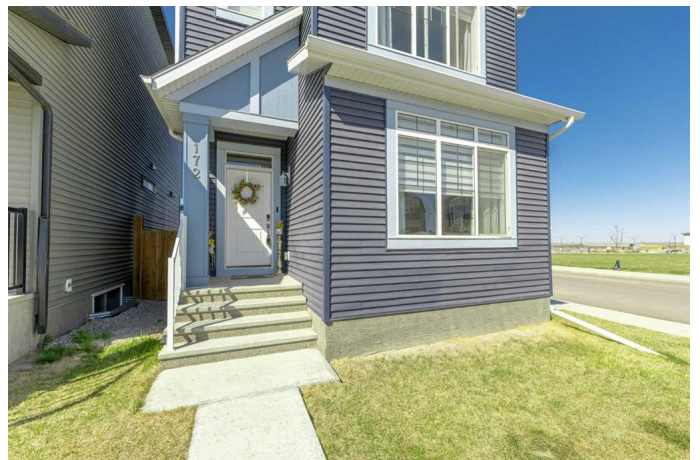
\$729,900

5 Bedroom, 4.00 Bathroom, 1,750 sqft

Residential on 0.06 Acres

Belmont, Calgary, Alberta

Welcome to this beautifully upgraded and fully finished home by award-winning Morrison Homes, offering over 2,340 sq.ft. of total living space in the vibrant, family-friendly community of Belmont just across from green space. The current owners have added valuable features, including Zebra blinds, central air conditioning, and fully completed landscaping with a large back deck and fencing—perfect for relaxing or entertaining outdoors! Step inside to discover a thoughtful layout with high-end finishes and functional design. The main floor features a den or guest room with a full 4-piece bathroom, ideal for visitors or a home office. The chef's kitchen is equipped with granite countertops, a large island with bar fridge space, and plenty of cabinetry, complemented by upgraded lighting and large windows that fill the space with natural light. A convenient mudroom at the back includes built-in seating and stylish tile flooring. Upstairs, you'll find a spacious bonus room, a serene primary bedroom with a luxurious custom-tiled shower with bench seating and a walk-in closet, plus two additional generously sized bedrooms and a 4-piece main bath. The laundry room is also on this level and features built-in shelving for added storage. The professionally finished basement by the builder offers 9-foot ceilings, a large recreation room, 4th bedroom, full bathroom, and walk-in closet—ideal for extended family or guests. Parking won't ever be an issue with an additional parking spot



right beside the double detached garage plus endless street parking. Belmont is a growing southwest community with plans for a future Rec Centre, library, two school sites, and an LRT stop, making it an ideal place for families and future investment. Don't miss this opportunity to own a move-in-ready home with all the extras already completed!

Built in 2023

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2214601 |
| Price | \$729,900 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 1,750 |
| Acres | 0.06 |
| Year Built | 2023 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 172 Belmont Villas Sw |
| Subdivision | Belmont |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2X 4W7 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Granite Counters, Kitchen Island, No Smoking Home, Vinyl Windows, Walk-In Closet(s) |
| Appliances | Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Back Yard, Corner Lot, Landscaped, Zero Lot Line |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 9th, 2025 |
| Days on Market | 2 |
| Zoning | R-G |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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