

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

MLS® #A2214601

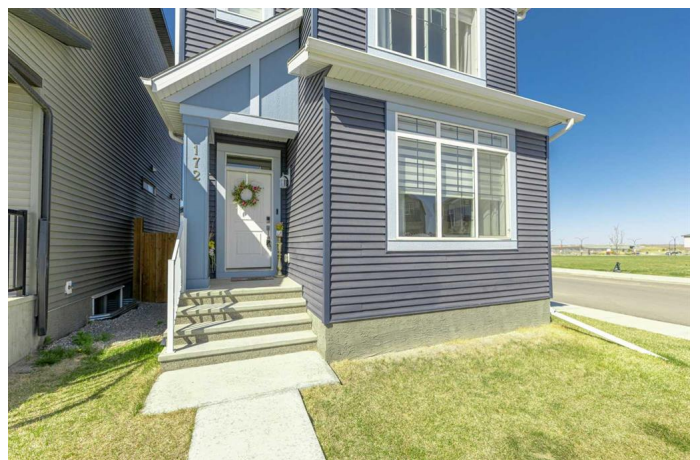
**\$729,900**

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 2,500 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	4
Zoning	R-G

## Listing Details

Listing Office	Royal LePage Benchmark
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