

\$559,000 - 249 Belmont Street Sw, Calgary

MLS® #A2216932

\$559,000

3 Bedroom, 4.00 Bathroom, 1,357 sqft

Residential on 0.06 Acres

Belmont, Calgary, Alberta

Welcome to this stunning duplex in the heart of Belmont. Located minutes from restaurants, shopping and schools Belmont is a neighbourhood that is celebrated for its charm and convenience. This property perfectly blends comfort and style, offering a modern living experience. Upstairs, you'll find two spacious primary suites with ensuites and walk-in closets, designed for ultimate privacy and comfort, making them ideal for families or roommates who value personal space. The main level features an open floor plan that seamlessly connects the living, dining, and kitchen areas, making it perfect for entertaining and ensuring easy flow and communication. The fully developed basement includes a cozy living room, a third bedroom, and a full 4-piece bathroom, providing a perfect space for visitors or a private office area. Outside, a large backyard with a 17 x 11 deck is perfect for summer barbecues and outdoor gatherings, while an oversized single/small double detached garage offers ample storage and parking solutions. This beautiful duplex, with its modern amenities and thoughtful design, is a rare find. Don't miss the chance to make this your new home. Contact your agent today to book a showing!!

Built in 2021

Essential Information

MLS® #

A2216932



| | |
|----------------|------------------------|
| Price | \$559,000 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,357 |
| Acres | 0.06 |
| Year Built | 2021 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 249 Belmont Street Sw |
| Subdivision | Belmont |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2X4W8 |

Amenities

| | |
|----------------|-----------------------------------|
| Parking Spaces | 3 |
| Parking | Double Garage Detached, On Street |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | High Ceilings, Quartz Counters, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-------------------------------|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Back Yard, Private |
| Roof | Asphalt Shingle |

| | |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 2nd, 2025 |
| Days on Market | 3 |
| Zoning | R-2M |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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