

# \$749,500 - 80 Belmont Terrace Sw, Calgary

MLS® #A2199710

## \$749,500

3 Bedroom, 3.00 Bathroom, 2,085 sqft  
Residential on 0.09 Acres

Belmont, Calgary, Alberta

Attention Truck Owners! RARE OPPORTUNITY in this gorgeous 2-storey home with a MASSIVE oversized double attached heated garage with 25.5 ft length and CUSTOMIZED to fit a LARGE TRUCK! This fantastic garage also has an 8 ft high garage door, a central vac system with detail kit, extra tall ceilings for additional storage, and a wooden tool bench on wheels. This home is ideally located with a path and green strip along the side and back for added separation to neighbours and is close to a future school. Inside is a 3 bed, 2.5 bath home with over 2000 sq ft and wonderful upgrades throughout. Vinyl plank flooring and 9 ft ceilings on the main floor. The fabulous kitchen offers pristine full height white cabinetry with deep pot drawers and upgraded recycling/garbage pull outs, QUARTZ counters, upgraded stainless steel appliances including a gas stove, built-in oven, and built-in microwave, a walk-in pantry, and a large central island with extended stool bar! Great sized eating area and a generous great room with a corner gas fireplace. Upstairs, a central bonus room separates the primary bedroom from the kids's rooms. All bedrooms have walk-in closets! The primary bedroom has a beautiful 4-pce ensuite with a large tiled shower, dual sink vanity, and separate toilet. Two great sized kids's rooms plus a 4-pce bath and convenient upper laundry room! The unfinished basement has 2 windows and roughed-in plumbing, roughed-in radon vent, and rough-in for future bar. Water



softener and AIR CONDITIONING! Permanent outdoor lights offer many color changing possibilities to decorate for each season! Fully fenced yard offers a deck with gas line for a bbq, an exposed aggregate patio with a gazebo, a corner garden, and decorative rocks along the sides of the home.

Built in 2019

### **Essential Information**

MLS® #	A2199710
Price	\$749,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,085
Acres	0.09
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	80 Belmont Terrace Sw
Subdivision	Belmont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4H5

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached, Heated Garage, Oversized
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Soaking Tub, Vinyl Windows
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Outdoor Grill
Lot Description	Back Yard, Backs on to Park/Green Space, Gazebo, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	March 7th, 2025
Days on Market	45
Zoning	R-G

## Listing Details

Listing Office	Rhinorealty
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