# \$669,900 - 120 Belmont Boulevard Sw, Calgary

MLS® #A2266305

#### \$669,900

4 Bedroom, 3.00 Bathroom, 1,793 sqft Residential on 0.09 Acres

Belmont, Calgary, Alberta

. Welcome to this beautifully upgraded 4-bedroom, 3-bathroom home perfectly situated on a desirable corner lot! Offering style, functionality, and smart living, this property stands out with its thoughtful design and premium features throughout.

As you enter through the spacious front entrance, you're greeted by an inviting open layout that flows seamlessly from room to room. The main floor includes a full bedroom and full bathroom, ideal for guests or multi-generational living.

This home showcases numerous high-end upgrades, including:

Built-in oven and microwave tower Gas cooktop burner and fireplace for cozy evenings

Gas hook-up for BBQ on a 9.5' x 13.10' composite deck â€" perfect for entertaining

Oversized double insulated garage (23.3' x 23.3') with remote and Wi-Fi connectivity Side entrance and concrete walkway for easy access or potential future suite

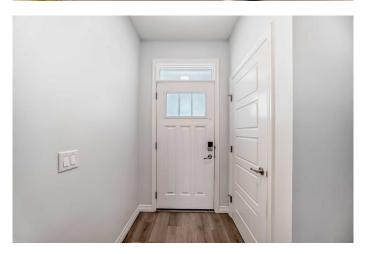
Fully fenced corner lot providing privacy and outdoor enjoyment

Central A/C for year-round comfort Solar panels for energy efficiency Moen Flo Smart Water Monitor & Shut-Off System for leak protection and peace of mind

Handheld showerheads in all bathrooms Smart home features, including smart switches in the primary bedroom, kitchen, dining area,







and foyer

Under-cabinet lighting in the kitchen (counter area)

Blinds and three stairwell windows adding extra natural light

This home is truly a perfect blend of luxury, comfort, and innovation â€" ready for you to move in and enjoy!

Built in 2022

#### **Essential Information**

MLS® # A2266305 Price \$669,900

Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 1,793 Acres 0.09 Year Built 2022

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 120 Belmont Boulevard Sw

Subdivision Belmont
City Calgary
County Calgary
Province Alberta
Postal Code T2X 4W1

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

#### Interior

Interior Features Separate Entrance

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas

Cooktop, Refrigerator, Washer

Heating Forced Air Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Electric

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Balcony

Lot Description Corner Lot

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed October 24th, 2025

Days on Market 5

Zoning R-G

### **Listing Details**

Listing Office CIR Realty

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