

# \$432,900 - 906, 400 Belmont Street Sw, Calgary

MLS® #A2234929

**\$432,900**

2 Bedroom, 2.00 Bathroom, 1,051 sqft

Residential on 0.00 Acres

Belmont, Calgary, Alberta

WELCOME to SONOMA in BELMONT! This BRAND NEW 2 BEDROOM + 2 BATHROOM townhome has a California inspired design that will tick all your boxes. A bright & spacious home that is a perfect blend of modern & classic elegance wrapped up in 1,051.25 (RMS) of living space. The main level offers a spacious living room with large windows that look onto your large outdoor patio. Adjacent dining area flows into your chef's kitchen, featuring ample cupboard space, QUARTZ COUNTERTOPS, MODERN SHAKER STYLE CABINETRY, ENERGY EFFICIENT STAINLESS STEEL APPLIANCES, WIDE-PLANK LVP FLOORING, and DESIGNER LIGHTING-Perfect for entertaining! Located in Belmont, and built by 16X builder of the year Morrison Homes! You'll find yourself in a community full of the essentials like connected pathways that lead you to parks, playgrounds, shopping and more. Major thoroughfares like Stoney and Macleod trail make it easy for getting around the city. Spend your weekends catching events nearby like the Spruce Meadows Nationals, or even cheer on our very own premier soccer team the "Cavalry FC" over at the ATCO stadium...all minutes away from home. We mean it when we say "You'll LOVE living here". PET + RENTAL FRIENDLY! Taxes to be assessed.

Built in 2025



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2234929      |
| Price          | \$432,900     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,051         |
| Acres          | 0.00          |
| Year Built     | 2025          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 906, 400 Belmont Street Sw |
| Subdivision | Belmont                    |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T2X4C1                     |

## Amenities

|                |                                                             |
|----------------|-------------------------------------------------------------|
| Amenities      | Picnic Area, Secured Parking, Snow Removal, Visitor Parking |
| Parking Spaces | 1                                                           |
| Parking        | Parkade                                                     |

## Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance, Storage, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer                                             |
| Heating           | Forced Air                                                                                                    |
| Cooling           | None                                                                                                          |
| Basement          | None                                                                                                          |

## Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Private Entrance |
| Lot Description   | Corner Lot       |
| Roof              | Asphalt          |

|              |                                                 |
|--------------|-------------------------------------------------|
| Construction | Aluminum Siding, Cement Fiber Board, Wood Frame |
| Foundation   | Poured Concrete                                 |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 5               |
| Zoning         | M-1             |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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