

# \$759,900 - 63 Belvedere Crescent, Calgary

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MLS® #A2245596

**\$759,900**

4 Bedroom, 3.00 Bathroom, 2,065 sqft

Residential on 0.09 Acres

Belvedere., Calgary, Alberta

Welcome to the stunning Henshaw model by Alliston at Home, located in the community of Belvedere Rise. This beautifully designed front-attached garage home spans just under 2,100 square feet on a stunning pie lot backing onto serene green space, offering privacy and picturesque views. Featuring four spacious bedrooms and three full bathrooms, including a main-floor bedroom with full bathroom-perfect for multigenerational living, this home blends comfort and style seamlessly. The beautiful kitchen is a chef's dream, featuring designer-curated interior color selections, premium finishes, and a Whirlpool stainless steel appliance package. The side entrance offers limitless potential for a future basement development/ suite. The craftsman-style elevation adds excellent curb appeal, complemented with a fireplace in the living area, big windows, upgraded interior railings that add an elegant touch throughout, and a rear deck for cozy outdoor gatherings. Located just steps from a natural reserve with scenic walkways, this home is ideally situated for outdoor enjoyment. Families will appreciate the proximity to future amenities such as an elementary school, playfields, and sports fields within walking distance. Additionally, the location offers unmatched accessibility with quick access to Stoney Trail, downtown Calgary, and East Hills Shopping Centre, which features Costco, Walmart, Staples, and more. This rare gem combines thoughtful design, quality craftsmanship, and a prime



location, making it the perfect place to call home. Possession is expected in August 2025”Donâ€™t miss this exceptional opportunity! Welcome to your next home! Contact us today to schedule your private tour.

Built in 2025

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2245596    |
| Price          | \$759,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 2,065       |
| Acres          | 0.09        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 63 Belvedere Crescent |
| Subdivision | Belvedere.            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2A 7G2               |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, Kitchen Island, Open Floorplan, Pantry, See Remarks, Stone Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator,                                       |

|                 |                  |
|-----------------|------------------|
|                 | Washer           |
| Heating         | Forced Air       |
| Cooling         | None             |
| Fireplace       | Yes              |
| # of Fireplaces | 1                |
| Fireplaces      | Electric         |
| Has Basement    | Yes              |
| Basement        | Full, Unfinished |

## Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Pie Shaped Lot  |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 4th, 2025 |
| Days on Market | 2                |
| Zoning         | R-G              |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | KIC Realty |
|----------------|------------|

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