

\$649,900 - 120 Belmont Boulevard Sw, Calgary

MLS® #A2266305

\$649,900

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 – 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 .

Fully fenced corner lot providing privacy and outdoor enjoyment

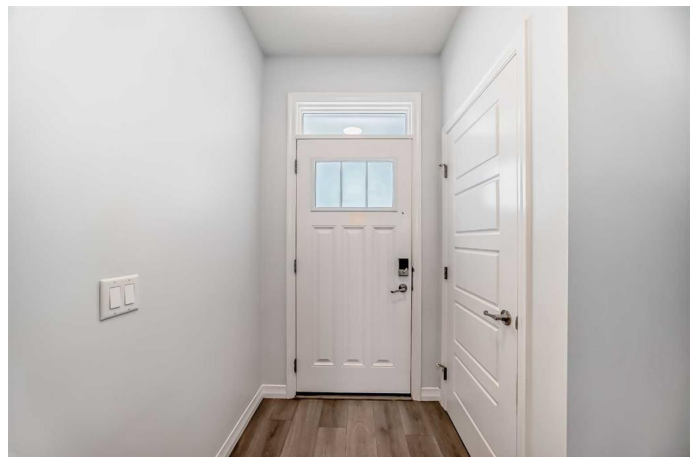
Central A/C for year-round comfort

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 – ready for you to move in and enjoy!

Built in 2022

Essential Information

MLS® #	A2266305
Price	\$649,900
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	21
Zoning	R-G

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.