

# \$524,895 - #208, 857 Belmont Drive Sw, Calgary

MLS® #A2178824

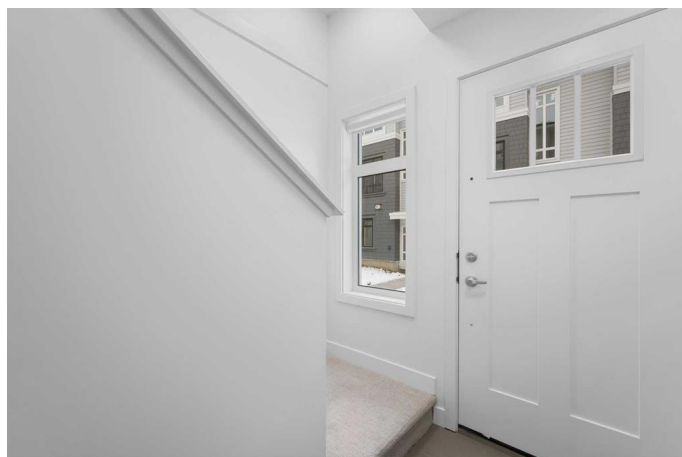
**\$524,895**

2 Bedroom, 3.00 Bathroom, 1,154 sqft  
Residential on 0.00 Acres

Belmont, Calgary, Alberta

Welcome home! This is your opportunity to live at Goodwin by Anthem in the brand-new master planned community of Belmont. Your spacious open concept townhome comes complete with high end finishes, appliances and an attached double car garage. Inspired by west coast aesthetic, translated to contemporary prairie architecture the homes are bright, modern and approachable.

Whether you are a family, young professional, downsizer or investor these homes bring forth value, craftsmanship and quality that you do not want to live without. Amenities include exclusive access to the Goodwin outdoor living space including picnic tables, a fire pit and dog run! Goodwin is surrounded by shopping, parks, recreation centers, schools and much more. NOTE: Unit 208 is a B Plan, 2 BR 2.5 Bath. This is a pre sale home anticipated for mid 2025-early 2026 possession. Photos are of the same plan, different unit. The area size was calculated by applying the RMS to the blueprints provided by the builder.



## Essential Information

MLS® #	A2178824
Price	\$524,895
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1

Square Footage	1,154
Acres	0.00
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

### **Community Information**

Address	#208, 857 Belmont Drive Sw
Subdivision	Belmont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4P2

### **Amenities**

Amenities	Dog Run, Picnic Area, Playground, Park, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Microwave Hood Fan, Refrigerator, Electric Cooktop, Electric Oven, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Private Entrance, Private Yard, Dog Run, Fire Pit, Playground
Lot Description	Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Stone, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	November 13th, 2024
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Days on Market 119  
Zoning Cal Zone S

### **Listing Details**

Listing Office Royal LePage Benchmark

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