

\$510,000 - 99 Sora Terrace Se, Calgary

MLS® #A2190200

\$510,000

3 Bedroom, 3.00 Bathroom, 1,475 sqft
Residential on 0.05 Acres

Hotchkiss, Calgary, Alberta

*Visit show home at 318 sora way SE Calgary mon-thurs 4-7pm, sat/sunday 2-5pm. Self guided tours available outside those times!*The NO CONDO FEE "CARTER" Floor-plan, with 3 bed/2.5 bath by 'Rohit Homes' - an award winning home builder for over 35 years. FEATURING: INTERIOR UNIT | SINGLE OVERSIZED FRONT GARAGE | BRAND NEW | All Perfectly located In SE Calgary's 'Sora in Hotchkiss', featuring a pond, paths, easy access to major highways and more. Step inside to an expansive open floor plan that seamlessly connects living/dining and kitchen. KITCHEN FEATURES: SS appliances, quartz counters, large island (with place for bar stools), cabinets to ceiling (42' tall), boutique lighting, walk-thru pantry to garage - handy for brining in groceries. Off the kitchen is the dining, living room and half bath. The CARTER plan offers large windows across the back, and with the high ceilings as well as open floor plan, it leaves the home feeling bright and inviting. Upstairs, find 3 good size bedrooms, laundry, 2 full baths. The primary retreat includes a walk in closet, and spa like retreat full en-suite. Ensuite features: Single vanity, bath/shower combo with rain head and wand, quartz counters and beautiful tile work. The lot features alley access in the back, and good size backyard. This home is packed with features that make it a great option to consider for your next home purchase. Located just outside the ring-road, east of Stoney Trail, offering quick access to



highways and other amenities on the southeast side of Calgary. All pictures and 3D tours are of the same 'floorpan that is completed, your unit may have different (colors/finishings/spec upgrades/design interior/elevation) depending on lot - confirm with builder. Get moving on this brand new place - before it's gone!

Built in 2025

Essential Information

MLS® #	A2190200
Price	\$510,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,475
Acres	0.05
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	99 Sora Terrace Se
Subdivision	Hotchkiss
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S 0M1

Amenities

Amenities	Park, Other, Playground
Parking Spaces	2
Parking	Oversized, Single Garage Attached, Alley Access
# of Garages	1

Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Other, Private Entrance
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 25th, 2025
Days on Market	47
Zoning	r-g
HOA Fees	200
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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