

# \$500,000 - 145 Belmont Passage Sw, Calgary

MLS® #A2208157

**\$500,000**

3 Bedroom, 3.00 Bathroom, 1,673 sqft

Residential on 0.00 Acres

Belmont, Calgary, Alberta

This 4-bedroom, 2.5-bathroom Brand New townhome in Belmont offers an ideal balance of space, functionality, and future value—perfect for first-time buyers or families looking to upsize or start a family! The open-concept layout provides flexible living space, while the double car garage and street-facing private entrance enhance both convenience, curb appeal and you aren't starting at neighbours so close. Additional street parking adds everyday practicality for multi-vehicle households or visiting guests. The bedroom and laundry layout upstairs make cleaning that much easier. The kitchen layout with a large island for entertainment and cooking prep is perfect for families. Located in a thoughtfully planned and rapidly growing community, this home is close to new schools, parks, shopping, and future LRT access—positioning it as a smart long-term investment. Don't miss your opportunity to secure a move-in-ready home in one of Calgary's newest and most promising neighborhoods. Schedule your private tour today.

Built in 2025

## Essential Information

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Price \$500,000

Bedrooms 3



|                |               |
|----------------|---------------|
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,673         |
| Acres          | 0.00          |
| Year Built     | 2025          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 145 Belmont Passage Sw |
| Subdivision | Belmont                |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T0L 0X0                |

### Amenities

|                |                               |
|----------------|-------------------------------|
| Amenities      | Other, Trash, Visitor Parking |
| Parking Spaces | 4                             |
| Parking        | Double Garage Attached        |
| # of Garages   | 2                             |

### Interior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Interior Features | Kitchen Island, Vaulted Ceiling(s)                |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air                                        |
| Cooling           | None                                              |
| Basement          | None                                              |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony, BBQ gas line           |
| Lot Description   | See Remarks                     |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 10th, 2025 |
| Days on Market | 31               |
| Zoning         | M-G              |

**Listing Details**

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

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