

# \$749,500 - 207 Sora Terrace Se, Calgary

MLS® #A2215513

## \$749,500

4 Bedroom, 3.00 Bathroom, 2,294 sqft  
Residential on 0.09 Acres

Hotchkiss, Calgary, Alberta

This beautifully designed Birkley 2 home boasts a spacious layout with a side entrance and a 9' basement wall height, offering ample space for future development. The executive kitchen features built-in stainless steel appliances, a gas cooktop, a stunning island with waterfall edge, and a convenient walk-through pantry. The great room is highlighted by an electric fireplace and there are additional windows throughout, flooding the space with natural light. Relax on the rear deck or unwind in the luxurious 5-piece ensuite, complete with a soaker tub and tiled shower. Photos are a representative.

Built in 2024

### Essential Information

MLS® #	A2215513
Price	\$749,500
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,294
Acres	0.09
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information



Address	207 Sora Terrace Se
Subdivision	Hotchkiss
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S0L9

### **Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Soaking Tub, Tankless Hot Water, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood, Refrigerator, Tankless Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Lighting
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 28th, 2025
Days on Market	23
Zoning	R-G
HOA Fees	180
HOA Fees Freq.	ANN

**Listing Details**

Listing Office                      Bode Platform Inc.

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