

340 Sora Terrace SE
Calgary, Alberta

MLS # A2186612



\$780,400

Division:	Hotchkiss		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,338 sq.ft.	Age:	2024 (1 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Granite Counters, Kitchen Island, Pantry, Separate Entrance, Smart Home, Soaking Tub, Tankless Hot Water, Vaulted Ceiling(s)		
Inclusions:	N/A		

The Damon model offers modern luxury with a spacious executive kitchen featuring built-in stainless steel appliances, a chimney hood fan, and a gas cooktop, alongside a spice kitchen with a gas range and pantry shelving. The kitchen is highlighted by a stunning waterfall island and 2-tone cabinets. Designed for convenience, it includes 2024 specifications, a separate basement entrance, LVP flooring throughout the main floor, and a BBQ gasline RI. Each bedroom features a walk-in closet. The 5-piece ensuite includes a fully tiled shower, and the main bath offers dual sinks. A bedroom and full bathroom are conveniently located on the main floor. The great room features an electric fireplace with floor-to-ceiling tile. The home also boasts a vaulted bonus room ceiling, upper floor balcony, and paint-grade railing with iron spindles. Quartz countertops with undermount sinks are found throughout, and the finished basement stairwell completes this stunning home. Photos are representative.