

215 Sora Terrace SE  
Calgary, Alberta

MLS # A2292656



\$764,400

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

Built by a trusted builder with over 70 years of experience, this home showcases on-trend, designer-curated interior selections tailored for a home that feels personalized to you. Energy efficient and smart home features, plus moving concierge services included in each home. Stunning 2025 home on a corner lot backing onto greenspace. Features a separate basement entrance, 9' basement ceiling, rear 11'6" x 10'6" deck with BBQ gas line rough-in, additional windows, electric fireplace with mantle and tile below, paint grade railing with iron spindles, vaulted bonus room, quartz countertops with undermount sinks, plus a main floor bedroom and full bath. The executive kitchen offers built-in stainless steel appliances, gas cooktop, waterfall island, pendant lighting and walk-in pantry. Upstairs includes a 5-piece ensuite with tiled walk-in shower, bank of drawers, tile flooring in all baths, and dual sinks in the main bath. This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing , plus an electric car charger rough-in, it&rsquo;s designed for sustainable, future-forward living. Featuring a full range of smart home technology, this home includes a programmable thermostat, all seamlessly controlled via an Amazon Alexa touchscreen hub. Photos representative.