

# \$619,900 - 97 Sora Gardens Se, Calgary

MLS® #A2247771

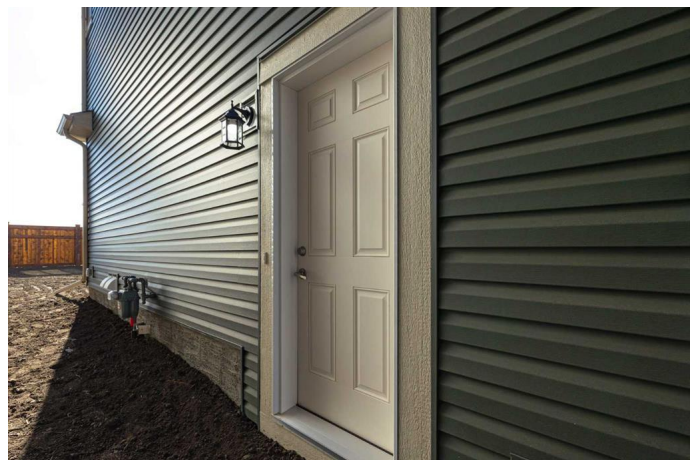
**\$619,900**

3 Bedroom, 3.00 Bathroom, 1,865 sqft  
Residential on 0.08 Acres

Hotchkiss, Calgary, Alberta

Explore new heights in Sora! This developing community in SE Calgary offers young families plenty of space and amenities to flourish. Explore the convenience of nearby urban attractions, including top-notch shopping and dining. Sora's natural wetlands and parks feature picturesque walking paths, trails, boardwalks, and waterside seating, ensuring nature is always close at hand. Plus, for those seeking more adventure, the Rocky Mountains are only an hour away! From Akash Homes comes the 'Bedford'; this home offers stunning features, quality craftsmanship, and an open-concept floor plan with railing on the stairs that makes day-to-day living effortless with its functional design. Your main floor offers 9' ceilings, laminate flooring, and quartz counters. You'll enjoy a spacious kitchen with an abundance of cabinet and counter space, soft-close doors and drawers, plus a walk-through pantry! Your living room offers comfort and style, with an electric fireplace and large windows for plenty of natural light. Rest and retreat upstairs, where you'll enjoy a large bonus room plus 3 bedrooms, including a primary suite designed for two with its expansive walk-in closet and spa-inspired ensuite! **\*\*PLEASE NOTE\*\* SOME PICTURES ARE OF SHOW HOME; ACTUAL HOME, PLANS, FIXTURES MAY VARY AND ARE SUBJECT TO AVAILABILITY/CHANGES\*\*\***

Built in 2025



## Essential Information

MLS® #	A2247771
Price	\$619,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,865
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	97 Sora Gardens Se
Subdivision	Hotchkiss
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 7Y2

## Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	See Remarks
Appliances	None
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Full

## Exterior

Exterior Features	Other
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 18th, 2025
Days on Market	73
Zoning	R-G

### **Listing Details**

Listing Office            Century 21 All Stars Realty Ltd.

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