\$494,900 - 126 Sora Gardens Se, Calgary

MLS® #A2271326

\$494,900

3 Bedroom, 3.00 Bathroom, 1,360 sqft Residential on 0.06 Acres

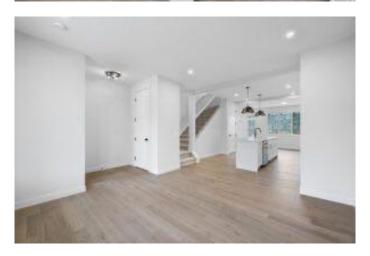
Hotchkiss, Calgary, Alberta

Welcome to 628 Sora Boulevard! This kitchen is a standout: modern quartz countertops, stainless appliances, plus a generous island that works for meal prep, homework, or hosting friends-all while staying connected to the rest of the main floor through the open plan. Engineered hardwood on the main level adds durability and an upscale feel that stands the test of time. On the upper level, the primary suite provides a private retreat with ensuite and walk-in closet. Two additional bedrooms offer flexibility-space for kids, guests, or a home office. Upper-floor laundry makes daily routines easier. The basement side entry adds incredible long-term value-offering the potential for a private suite (pending city approval) or income-generating space down the road. With no condo fees, the peace of mind that comes with a new-home warranty, and thoughtful features throughout, this home is built to give strong long-term value and low maintenance.

Situated with easy access to Deerfoot and Stoney Trail, commuting is simplified. Nestled steps from the wetlands, walking paths, and green space, this home delivers a lifestyle that balances nature, convenience, and investment potential. *Photos are representative - some finishes may vary**** The First-Time Home Buyers' GST Rebate could save you up to \$50,000 on a new home! You must be 18+, a Canadian citizen or permanent resident, and haven't owned or lived in a home you or your spouse/common-law partner owned in the last







four years. Terms and conditions are subject to the Government of Canada/CRA rules and guidelines.***

Built in 2025

Essential Information

MLS® # A2271326 Price \$494,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,360 Acres 0.06 Year Built 2025

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

Community Information

Address 126 Sora Gardens Se

Subdivision Hotchkiss
City Calgary
County Calgary
Province Alberta
Postal Code T3S0L6

Amenities

Amenities None Parking Spaces 2

Parking Parking Pad

Interior

Interior Features High Ceilings, Kitchen Island, Quartz Counters, Walk-In Closet(s)
Appliances Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator

Heating Forced Air, Natural Gas

Cooling None

Has Basement Yes
Basement Full

Exterior

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Private

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed November 20th, 2025

Zoning R-G HOA Fees 189 HOA Fees Freq. ANN

Listing Details

Listing Office eXp Realty

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.