

# \$861,725 - 393 Sora Way Se, Calgary

MLS® #A2254338

**\$861,725**

5 Bedroom, 3.00 Bathroom, 2,674 sqft  
Single Family on 0.09 Acres

Hotchkiss, Calgary, Alberta

Welcome to the Ruby â€” a beautifully designed home combining elegance and functionality. 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. Situated on a walkout lot, this home features a main floor bedroom and full bathroom for added flexibility. The executive kitchen offers built-in stainless steel appliances, gas cooktop, pendant lighting, waterfall island, and a walk-in pantry with French door. The great room includes a striking electric fireplace with tile detail and mantle, leading to a rear vinyl deck. Upstairs, enjoy a vaulted bonus room with feature wall, dual sinks in the main bath, and tile flooring in all bathrooms. The 5-piece ensuite boasts a walk-in shower, soaker tub, and banks of drawers. Large windows throughout fill the home with natural light. 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 that can may be eligible for up to 25% mortgage insurance savings, plus an electric car charger rough-in, itâ€™s designed for sustainable, future-forward living. Featuring a full package of smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and



motion-activated switches”all seamlessly controlled via an Amazon Alexa touchscreen hub Photos are representative. (id:6289)

Built in 2024

Essential Information

|                |               |
|----------------|---------------|
| Listing #      | A2254338      |
| Price          | \$861,725     |
| Bedrooms       | 5             |
| Bathrooms      | 3.00          |
| Square Footage | 2,674         |
| Acres          | 0.09          |
| Year Built     | 2024          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

Community Information

|             |                 |
|-------------|-----------------|
| Address     | 393 Sora Way Se |
| Subdivision | Hotchkiss       |
| City        | Calgary         |
| Province    | Alberta         |
| Postal Code | T3S0M3          |

Amenities

|                |                                     |
|----------------|-------------------------------------|
| Amenities      | Park, Playground, Schools, Shopping |
| Features       | French door                         |
| Parking Spaces | 4                                   |
| Parking        | Attached Garage                     |
| # of Garages   | 2                                   |

Interior

|                 |                                                                                                        |
|-----------------|--------------------------------------------------------------------------------------------------------|
| Appliances      | Refrigerator, Cooktop - Gas, Dishwasher, Microwave, Oven - Built-In, Hood Fan, Water Heater - Tankless |
| Heating         | Natural gas Forced air                                                                                 |
| Cooling         | None                                                                                                   |
| Fireplace       | Yes                                                                                                    |
| # of Fireplaces | 1                                                                                                      |
| # of Stories    | 2                                                                                                      |

|                 |                     |
|-----------------|---------------------|
| Basement        | Walk out            |
| <b>Exterior</b> |                     |
| Exterior        | Stone, Vinyl siding |
| Construction    | Wood frame          |
| Foundation      | Poured Concrete     |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Bode Platform Inc. |
|----------------|--------------------|



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