



672 Walgrove Boulevard SE  
Calgary, Alberta

MLS # A2307255



**\$700,000**

<b>Division:</b>	Walden		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,237 sq.ft.	<b>Age:</b>	2021 (5 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Yard, Landscaped, Rectangular Lot		

**Heating:** Forced Air

**Water:** -

**Floors:** Carpet, Ceramic Tile, Hardwood, Tile

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** Full

**LLD:** -

**Exterior:** Vinyl Siding, Wood Frame

**Zoning:** R-G

**Foundation:** Poured Concrete

**Utilities:** -

**Features:** Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Pantry

**Inclusions:** N/A

Welcome to this impeccably maintained and thoughtfully upgraded home in the heart of Walden! Boasting 4 spacious bedrooms, 2.5 bathrooms, a versatile main floor office/den, and an upper-level bonus room, this home offers the perfect blend of function and modern comfort. The open-concept main floor features a bright great room, a chef-inspired kitchen with butler pantry, and a dining area that walks out to a beautifully landscaped yard, perfect for entertaining. Upstairs, the primary suite offers serene views, a luxurious 5-piece ensuite with soaker tub, double vanity, and walk-in closet. Three additional bedrooms share a stylish 4-piece bath, while the large bonus room separates the sleeping areas for added privacy. With an upper-floor laundry room, double attached garage, and an unspoiled basement awaiting your vision, this home is truly turnkey. Nestled in a vibrant community with parks, pathways, schools, shops, and easy access to Stoney, Macleod & Deerfoot, this is the lifestyle you've been waiting for, Book a showing today!