



GRASSROOTS
REALTY GROUP

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5104, 100 Walgrove Court SE
Calgary, Alberta

MLS # A2321456



\$365,000

Division:	Walden		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	940 sq.ft.	Age:	2018 (8 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 198
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-1 d85
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, No Animal Home, No Smoking Home		

Inclusions: NA

Stop paying someone else's mortgage. Quick possession available on this modern townhome style condo. The perfect entry point into the housing market. This spacious 2 Storey has lots to offer and is located in the desirable community of Walden. Close to schools, shopping, golf and Fish Creek Provincial Park. This home was well designed with very little wasted space. The open concept main floor has a full kitchen with SS appliance. Plenty of great storage, including a pantry. There is also a spacious area that can be configured into great living and dinning space. As well as a 2 pc main floor bathroom. Upstairs you will find 2 spacious bedrooms and a large main bathroom with a double vanity. The unfinished basement provides great storage and can be easily converted to match whatever needs you may have. The exterior is well maintained and the unit comes with a titled parking stall.