

# \$699,900 - 72 Walgrove Terrace Se, Calgary

MLS® #A2087161

**\$699,900**

4 Bedroom, 4.00 Bathroom, 2,004 sqft

Residential on 0.09 Acres

Walden, Calgary, Alberta

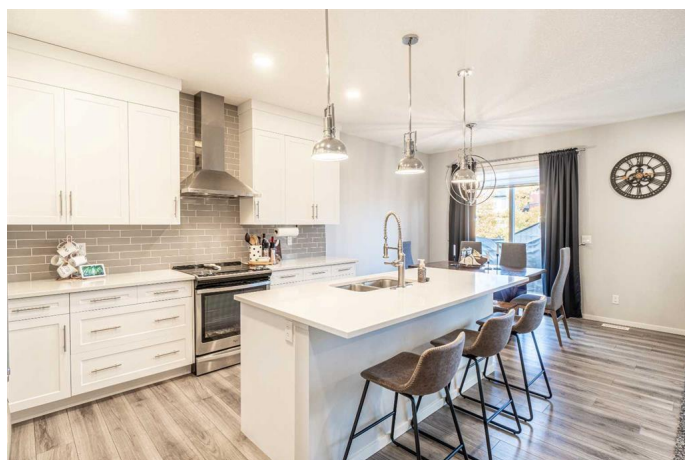
\*\*\* Please click on "VIDEOS" for 3D tour \*\*\*

This fully developed 2 storey home backs onto a green space/belt and was a FORMER SHOWHOME! Amazing features include: 3+1 bedrooms, 3.5 bathrooms, over 2800 square feet developed, low maintenance landscaping, insulated/drywalled/heated garage, central air conditioning, cozy gas fireplace, upper laundry room, large upper bonus room, upper office/playroom/yoga room, basement office (could be a smaller 5th bedroom), quartz countertops, BBQ gas line on deck and much more! Location is 10 out of 10 - RARE - backing onto green space/belt with a park 7 houses down, Walden Ponds - 2 min walk away, all schools and shopping within walking distance and very easy access to MacLeod Trail/Deerfoot Trail/Stoney Trail. No blemishes - you will not be disappointed!

Built in 2018

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2087161  |
| Price          | \$699,900 |
| Sold Price     | \$690,000 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,004     |



|            |             |
|------------|-------------|
| Acres      | 0.09        |
| Year Built | 2018        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Sold        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 72 Walgrove Terrace Se |
| Subdivision | Walden                 |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2X 2H9                |

### Amenities

|                |                                                                      |
|----------------|----------------------------------------------------------------------|
| Parking Spaces | 4                                                                    |
| Parking        | Double Garage Attached, Garage Door Opener, Heated Garage, Insulated |

### Interior

|                   |                                                                                                                         |
|-------------------|-------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters                                |
| Appliances        | Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                 |
| Cooling           | Central Air                                                                                                             |
| Fireplace         | Yes                                                                                                                     |
| # of Fireplaces   | 1                                                                                                                       |
| Fireplaces        | Gas, Living Room                                                                                                        |
| Has Basement      | Yes                                                                                                                     |
| Basement          | Finished, Full                                                                                                          |

### Exterior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Exterior Features | Rain Gutters                                                                         |
| Lot Description   | Backs on to Park/Green Space, Low Maintenance Landscape, Landscaped, Rectangular Lot |
| Roof              | Asphalt Shingle                                                                      |
| Construction      | Concrete, Stone, Vinyl Siding, Wood Frame                                            |

Foundation                Poured Concrete

**Additional Information**

Date Listed                October 18th, 2023  
Date Sold                 November 29th, 2023  
Days on Market         42  
Zoning                     R-1  
HOA Fees                 0.00

**Listing Details**

Listing Office             RE/MAX LANDAN REAL ESTATE

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.