

\$335,000 - 117 Whispering Way, Vulcan

MLS® #A2133636

\$335,000

4 Bedroom, 3.00 Bathroom, 1,228 sqft

Residential on 0.09 Acres

NONE, Vulcan, Alberta

Welcome to your serene retreat in the heart of Whispering Creek, Vulcan's premier 55+ community. Nestled in a tranquil setting near the renowned Vulcan Golf Course, this charming bungalow offers a perfect blend of comfort, convenience, and natural beauty. Step inside this well maintained 1228 square foot condo and be greeted by an inviting open floor plan adorned with vaulted ceilings and expansive windows that frame picturesque views of the lush greenery and gentle creek below. The spacious living room beckons with a cozy corner gas fireplace, creating a warm ambiance for relaxing evenings. Adjacent to the living room, the generous eating area seamlessly flows into the well-appointed kitchen, boasting ample cabinetry, a convenient corner pantry, a central island, and abundant countertop space for culinary enthusiasts. Off the dining area, on the other side of the door is the back deck, where you can savour your morning coffee amidst the soothing sounds of nature. With two bedrooms and two bathrooms on the main level, including a master suite with its own ensuite bath, this home offers effortless single-level living. Convenience is key with main floor laundry and a layout free of stairs, providing ease of access for all. The fully finished basement extends the living space, offering a retreat for guests with a family room, additional bedroom, and a three-piece bathroom. A second large bedroom with a walk-in closet completes the lower level, providing ample



accommodation options. Central air conditioning ensures year-round comfort, while the meticulous upkeep of the property ensures worry-free retirement living. Located just a couple blocks from the hospital, residents can enjoy peace of mind knowing that essential amenities are within easy reach. Experience retirement living in this bungalow, where pride of ownership is evident. Welcome home to Whispering Creek.

Built in 2002

Essential Information

MLS® #	A2133636
Price	\$335,000
Sold Price	\$322,500
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,228
Acres	0.09
Year Built	2002
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

Community Information

Address	117 Whispering Way
Subdivision	NONE
City	Vulcan
County	Vulcan County
Province	Alberta
Postal Code	T0L 2B0

Amenities

Amenities	Clubhouse
Parking Spaces	4

Parking	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Off Street
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Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Kitchen Island, Open Floorplan, Pantry, Sump Pump(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Stove, Refrigerator, Washer, Window Coverings
Heating	In Floor, 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	None
Lot Description	Backs on to Park/Green Space, Close to Clubhouse, Cul-De-Sac, Front Yard, Lawn, No Neighbours Behind, Landscaped, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 20th, 2024
Date Sold	June 10th, 2024
Days on Market	20
Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	Magnuson Realty Ltd
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