# \$629,900 - 34 Walgrove Passage Se, Calgary

MLS® #A2232678

## \$629,900

4 Bedroom, 4.00 Bathroom, 1,453 sqft Residential on 0.07 Acres

Walden, Calgary, Alberta

Discover this charming two-storey detached home located in the family-oriented community of Walden in Southeast Calgary.

Offering nearly 2,150 square feet of total living space, that includes the basement. This home blends modern comfort, stylish finishes, and thoughtful design. With its inviting layout and well-planned upgrades, this move-in-ready property is perfect for families or anyone looking for a home that balances function and beauty.

From the moment you arrive, you'll be greeted by excellent curb appeal and a spacious front porch, ideal for morning coffee or relaxing in the evening.

Step inside to discover a bright open-concept main floor featuring 9-foot ceilings and with luxury vinyl plank flooring, creating a seamless and contemporary living space. The generous living and dining areas offer the perfect setting for both everyday living and entertaining. At the heart of the home is a stunning kitchen complete with a large quartz peninsula that provides ample counter space for meal preparation and casual seating. This modern kitchen is equipped with stainless steel appliances, including an upgraded gas range, chimney-style hood fan, built-in microwave, dishwasher, and an upgraded fridge with a water and ice dispenser. Abundant cabinetry ensures plenty of storage, and a convenient half bathroom is located on the main floor for quests.

Upstairs, the primary bedroom offers a







comfortable retreat with a walk-in closet and a private 3-piece ensuite bathroom. Two additional bedrooms are well-sized and share a modern 4-piece bathroom. The laundry area is also conveniently located on this level, providing added functionality.

The fully developed basement, finished by the builder, extends the living space with a spacious recreation room, an additional bedroom with a walk-in closet, and a stylish 3-piece bathroom. The basement also features ample storage and a second washer, perfect for cleaning work clothes, rugs, or seasonal laundry.

Step outside to enjoy the thoughtfully landscaped front & backyard with a builder-constructed deck that offers the ideal space for outdoor dining, entertaining, or simply enjoying the sunshine. The double detached garage, also built by the builder, provides secure parking and additional storage options. The fully fenced yard offers both privacy and a safe place for kids or pets to play.

Situated in the vibrant and well-planned community of Walden, this home offers the perfect balance of nature and convenience. Enjoy easy access to scenic parks, playgrounds, walking paths, and beautifully maintained green spaces. Just minutes away is Walden Gate Village, where you'II find everyday essentials and more, including Save-On-Foods, Shoppers Drug Mart, Starbucks, McDonald's, RBC, Scotiabank, Pet Planet, a variety of restaurants, dental clinics, salons, and other local services. Commuting is effortless with close proximity to Macleod Trail, Stoney Trail, and Deerfoot Trail, allowing for quick travel across the city.

Built in 2020

#### **Essential Information**

MLS® # A2232678 Price \$629,900

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,453 Acres 0.07 Year Built 2020

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 34 Walgrove Passage Se

Subdivision Walden
City Calgary
County Calgary
Province Alberta
Postal Code T2X 4S1

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

#### Interior

Interior Features No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage,

Walk-In Closet(s)

Appliances Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features BBQ gas line, Private Entrance, Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Private,

Rectangular Lot, Zero Lot Line

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

### **Additional Information**

Date Listed June 19th, 2025

Days on Market 66

Zoning R-G

## **Listing Details**

Listing Office Keller Williams BOLD Realty

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