

# \$570,000 - 842 Wolf Willow Boulevard Se, Calgary

MLS® #A2235088

**\$570,000**

3 Bedroom, 3.00 Bathroom, 1,732 sqft  
Residential on 0.07 Acres

Wolf Willow, Calgary, Alberta

Welcome to the Monarch by Shane Homes, available for immediate possession. This thoughtfully designed home features 3 bedrooms, 2.5 bathrooms, and a central upstairs flex room perfect for a home office or play space. The open-concept main floor includes an L-shaped kitchen with Whirlpool appliances and a central half bath for added convenience. A side entry provides access to the undeveloped basement, which offers potential for up to two additional bedrooms or a spacious living area, ideal for potential future development. Photos are representative and for illustrative purposes only.



Built in 2024

## Essential Information

MLS® #	A2235088
Price	\$570,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,732
Acres	0.07
Year Built	2024
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	842 Wolf Willow Boulevard Se
Subdivision	Wolf Willow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X5R5

## Amenities

Parking Spaces	2
Parking	Parking Pad

## Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 27th, 2025
Days on Market	9
Zoning	R-Gm

## Listing Details

Listing Office	Bode Platform Inc.
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