

85 Walgrove Bay SE Calgary, Alberta

MLS # A2338728



\$764,900

Division:	Walden		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,267 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, Pantry, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Located in the established community of Walden, known for its convenient amenities, pathways, and natural surroundings, this thoughtfully designed home offers exceptional space, functionality, and a beautiful setting. Backing directly onto greenspace with a walkout basement, enjoy the outdoors from the spacious deck overlooking the greenspace. Inside, the Grand Kitchen is designed to impress with a large central island and convenient walkthrough pantry, flowing seamlessly into the main living areas. A main floor den provides the perfect space for a home office or flexible workspace, while the mudroom features a built-in bench and cubbies to keep everyday life organized. Upstairs, a centrally located bonus room creates a comfortable gathering space, complemented by generously sized bedrooms and a convenient second-floor laundry room. The open-to-above foyer makes a welcoming first impression. A beautiful combination of location, thoughtful design, and everyday functionality in Walden. Photos representative.