



# 65 Walden Square Calgary Alberta

\$975,000

Originally a Stampede Lottery Dream Home, this gorgeous, modern, unique, top-of-the-line home is a winner. With over 3,200 sq feet of living space available, there are far more features to this well-cared-for home than there is room for here. Located a block from playgrounds and pathways. just two blocks from the shopping, and gives you quick, easy access to major routes and highways, multiple golf courses, South Campus Health Centre, Downtown, and so much more. The rooms fill with natural light and the whole home feels elegant and inviting. The modern kitchen boasts mainly Viking appliances (gas stove and oven, refrigerator, steamer drawer), a full complement of custom cabinetry, and a sleek central island with plenty of granite counters. You'll find this stunning kitchen has everything and spaces to store it all. It seamlessly connects to the well-appointed dining and living areas. The main floor office is gorgeously bright and gives you access, as does the dining room, to the enclosed patio, perfect for morning coffees and evening cocktails. You'll also find a beautiful, large half bathroom, and a well-designed pantry/laundry room, as well as a spacious front foyer, with a walk-in closet and rear door mudroom with a bench and cupboards for everything. Upstairs, the master bedroom is framed by windows on three sides and a glass wall that separates it from the luxuriously fitted 5 piece ensuite and king-sized walk-in closet, complete with fully built-in organization. The bonus room provides a great place to get away from any hustle & bustle in other parts of the home. The other two bedrooms, both with great closet space, share access to the 4 piece main bathroom. The fully developed basement has a massive family room with built in surround sound and corner bar area are perfect for game days and movie nights. The bedroom is oversized and so is it's closet. The down...

Primary Bedroom 13.92 Ft x 12.00 Ft  
Bonus Room 15.00 Ft x 13.17 Ft  
Other 12.00 Ft x 7.75 Ft  
Bedroom 11.50 Ft x 9.67 Ft  
Bedroom 12.25 Ft x 10.00 Ft  
4pc Bathroom 9.92 Ft x 4.92 Ft

Exercise room 14.08 Ft x 9.75 Ft  
Furnace 20.00 Ft x 10.92 Ft  
Kitchen 14.92 Ft x 11.92 Ft  
Living room 15.08 Ft x 12.08 Ft  
Dining room 11.92 Ft x 9.83 Ft  
Foyer 10.00 Ft x 7.33 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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5pc Bathroom 9.92 Ft x 4.92 Ft

Family room 24.67 Ft x 15.17 Ft

3pc Bathroom 10.75 Ft x 6.25 Ft

Bedroom 14.08 Ft x 11.67 Ft

Laundry room 7.17 Ft x 6.00 Ft

Other 9.00 Ft x 7.50 Ft

2pc Bathroom 9.25 Ft x 6.25 Ft