



## 84 Walgrove Drive Calgary Alberta

\$574,900

Welcome to this extensively upgraded, showhome-like Cardel Home in the vibrant community of Walden! This immaculate semi-detached property offers 3 bedrooms, an inviting open floor plan, and over 1,440 sq ft of meticulously developed living space, all cooled by air conditioning for year-round comfort. It's so lightly lived in, you'll feel like it's brand new! The durable Hardie board concrete siding offers peace of mind against Calgary's summer storms. The main floor is bathed in natural light, featuring a spacious living room, a modern kitchen, and a dining area. It's packed with desirable upgrades, including 9-foot ceilings, hardwood flooring, quartz countertops throughout, stainless steel appliances, and abundant counter space. Upstairs, the primary bedroom easily accommodates a king-size bed and boasts a 4-piece ensuite with a walk-in closet. Two additional bedrooms and a main 4-piece bathroom complete this level, perfect for family or guests. The fully developed basement now features brand-new carpet, creating a large, versatile rec room area that can adapt to your every need - from a home gym to an entertainment hub. Step outside to a beautifully landscaped, west-facing backyard that enjoys plenty of sunshine. Park with ease in your double-stall detached garage, a welcome luxury during colder months. Living in Walden means ultimate convenience! The all-new commercial area "The Township" has all your groceries, restaurants, and shops within a less than 10-minute walk. (id:6769)

Recreational, Games room 14.25 Ft x 18.67 Ft

Storage 18.00 Ft x 9.50 Ft

2pc Bathroom 4.67 Ft x 4.67 Ft

Dining room 14.92 Ft x 6.75 Ft

Kitchen 12.00 Ft x 10.08 Ft

Living room 14.92 Ft x 13.17 Ft

4pc Bathroom 9.00 Ft x 4.92 Ft

4pc Bathroom 7.58 Ft x 4.92 Ft

Bedroom 9.75 Ft x 9.17 Ft

Bedroom 9.00 Ft x 12.17 Ft

Primary Bedroom 12.42 Ft x 12.25 Ft

Listing Presented By:



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