



## 118 Walden Circle Calgary Alberta

\$440,000

This fantastic 2-bedroom, 2.5-bathroom property features a double tandem garage and is ideally located! Imagine walking just a few minutes from all the amenities you need at the Gates of Walden shopping center. The property is conveniently situated near the complex's entrance, ensuring quicker commutes. Additionally, it's close to the visitor parking area, making it easy for your guests to access your home. A full parking pad provides flexibility for your living needs, whether you have extra vehicles or prefer to keep additional space in your garage for storage or a workshop/hobby room. Once inside, the stairs lead you to the main level, where you'll find a spacious open-concept living area. One end features a large kitchen with ample cabinets and sleek quartz countertops. From here, a sliding door opens onto the south-facing balcony. A dining area separates the kitchen from the cozy living room, enhanced by large windows allowing plenty of natural light. There is also a two-piece powder room on this floor. Upstairs, you will find two master bedrooms, each with a full ensuite bathroom and walk-in closet. Come and see why this Edison townhouse could be the perfect place for you to call home! (id:6769)

Living room 13.00 Ft x 10.92 Ft

Kitchen 13.08 Ft x 10.00 Ft

Dining room 10.92 Ft x 9.42 Ft

2pc Bathroom 5.42 Ft x 4.67 Ft

Primary Bedroom 12.92 Ft x 11.08 Ft

Bedroom 11.50 Ft x 9.92 Ft

3pc Bathroom 7.75 Ft x 4.92 Ft

4pc Bathroom 7.92 Ft x 4.92 Ft

Other 7.58 Ft x 3.92 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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