



412 Woodbend Road Calgary Alberta

\$750,000

Homes like this in Willow Park rarely become available! Located in one of Calgary's most established and tightly held communities, this classic two story family home sits on an oversized lot on a quiet street surrounded by mature trees. Step inside to over 1,800 sq ft of above-grade living space thoughtfully laid out for family living and entertaining. The main floor begins with a bright formal living and dining room before flowing naturally into the updated kitchen, complete with granite countertops, hickory cabinetry, and stainless steel appliances. Just beyond the kitchen is a sunken family room with exposed beams, creating a warm and inviting space for family movie nights, kids' play, or hosting friends. From here, step out onto the oversized deck with glass and aluminum railing, the perfect place for summer barbecues and outdoor gatherings. Upstairs you will find four large bedrooms and two full bathrooms, offering plenty of space for a growing family and a layout that will remain functional for years to come. The location truly sets this home apart. Enjoy the convenience of being within walking distance to the Italian Centre Shop, Southcentre Mall, the Trico Centre for Family Wellness, and the Willow Park Golf and Country Club. Surrounded by parks, schools, mature trees, and established homes, it is easy to see why Willow Park remains one of Calgary's most desirable communities. Recent updates include a new roof in 2023 and exterior painting was completed in 2025. This is the kind of home families stay in for decades. Do not miss your chance to become part of the Willow Park community. (id:6769)

Listing Presented By:



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Century 21 All Stars Realty Ltd.

RE/MAX Realty Professionals

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Laundry room 6.50 Ft x 17.00 Ft

Office 10.75 Ft x 12.83 Ft

Storage 10.67 Ft x 20.50 Ft

Furnace 11.08 Ft x 9.25 Ft

Living room 11.25 Ft x 18.42 Ft

Kitchen 11.33 Ft x 11.00 Ft

Dining room 11.33 Ft x 9.83 Ft

Family room 19.58 Ft x 13.25 Ft

Breakfast 9.67 Ft x 9.50 Ft

2pc Bathroom .00 Ft x .00 Ft

Primary Bedroom 10.33 Ft x 21.17 Ft

3pc Bathroom .00 Ft x .00 Ft

Bedroom 13.42 Ft x 9.83 Ft

4pc Bathroom .00 Ft x .00 Ft

Bedroom 9.83 Ft x 8.08 Ft

Bedroom 9.83 Ft x 9.92 Ft