188 Walden Parade SE
Calgary, Alberta

MLS # A2277467

$649,999

Division:	Walden
Type:	Residential/House
Style:	2 Storey
Size:	1,794 sq.ft.
Age:	2015 (11 yrs old)
Beds:	3
Baths:	2 full / 1 half
Garage:	Double Garage Attached
Lot Size:	0.08 Acre
Lot Feat:	No Neighbours Behind, Rectangular Lot

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Ceramic Tile, Hardwood	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame	**Zoning:**	R-G
Foundation:	Poured Concrete	**Utilities:**	-

Features: Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry

Inclusions: NONE

Welcome to this energy-efficient 3 bedroom, 2.5 bathroom home loaded with upgrades and modern features. Built Green Certified with solar-ready rough-in, triple-pane windows, Hunter Douglas blinds, and wiring for solar and satellite. 9 ft ceilings and large south-facing windows fill the main floor with natural light. The cozy gas fireplace adds warmth and charm, while a stunning light fixture defines the dining space. The kitchen features granite countertops, stainless steel appliances, rich espresso cabinets, a large centre island, and walk-in pantry. Upstairs offers a bright family room, 3 bedrooms, 2 full baths, and convenient laundry. The primary bedroom enjoys mountain views, a walk-in closet, and a 5-piece ensuite with double sinks and a 6 ft soaker tub. Big Loft gives u lot of options for entertaining or work from home . The unfinished basement awaits your ideas. Enjoy privacy with no rear neighbours and a large south-facing backyard perfect for gardening or entertaining. Close to schools, parks, shopping, golf, and city transit. Book a showing now!!!!!