

\$519,900 - 107 Walgrove Cove Se, Calgary

MLS® #A2209581

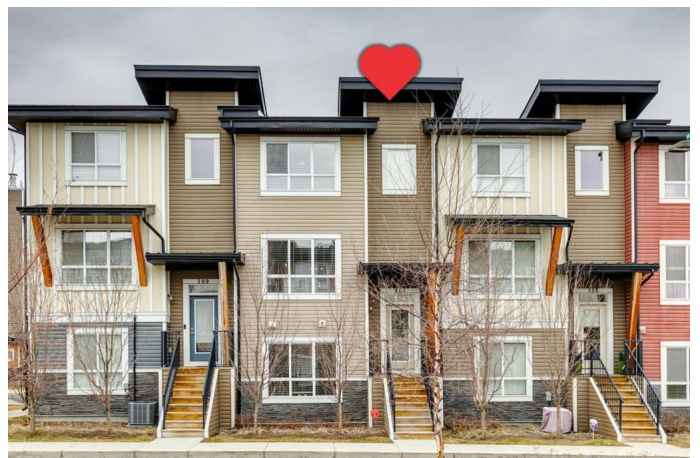
\$519,900

4 Bedroom, 3.00 Bathroom, 1,697 sqft

Residential on 0.02 Acres

Walden, Calgary, Alberta

EXCITING NEW PRICE | DOUBLE ATTACHED SIDE-BY-SIDE GARAGE | PROXIMITY TO SHOPS & NATURE | This spacious and well-maintained 1,697 sq.ft. 4-bedroom townhouse is located in a quiet, thoughtfully designed complex with walkways and greenspace just steps from the front door, and offers convenient access to transit, walking trails such as the Walden Ponds (2-minute walk), local amenities including Township Shopping Centre (across the street), restaurants, bars, gyms, Southview Links Disc Golf Course, Heritage Pointe Golf Club, the new Aqua Playground (5-min walk), and Spruce Meadows. A new library is said to be built in 2026 next to the fire station, where you will currently find a micro library in a greenhouse! Built in 2016 and showing like new, the home features a flexible ground-level layout with a large bedroom (ideal for guests, office, or playroom), 9' ceilings, extra under-stair storage, and a double attached garage at the back with insulation already in place. The open-concept main floor includes 9' ceilings, luxury vinyl plank flooring, a bright living area with an included custom free-standing electric fireplace, a spacious kitchen with quartz countertops, stainless steel appliances, a pantry, and a large island with breakfast bar, plus a dining area that opens to a balcony with gas BBQ hookup. Upstairs are three bedrooms, a conveniently located laundry area, and a well-appointed primary suite with walk-through closet and ensuite



featuring double sinks, quartz counters, and an oversized shower with a bench. Two additional bedrooms are separated by a full bathroom with quartz counters and a tub/shower combo, along with an oversized linen closet. Recent lighting updates, low maintenance fees of \$293.37/month, and ample guest parking add to the home's appeal. This property offers a functional and comfortable layout for a variety of lifestyles, from first-time buyers to growing families or downsizers seeking location, flexibility, and move-in-ready condition. Additional bonus: you could buy the property fully furnished!

Built in 2016

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2209581 |
| Price | \$519,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,697 |
| Acres | 0.02 |
| Year Built | 2016 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 3 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 107 Walgrove Cove Se |
| Subdivision | Walden |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2X 4E1 |

Amenities

| | |
|----------------|---|
| Amenities | Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 2 |
| Parking | Double Garage Attached, Off Street, Garage Door Opener, Garage Faces Rear, Guest, Insulated, Side By Side |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s), Breakfast Bar |
| Appliances | Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Electric, Living Room, Free Standing, See Remarks |
| # of Stories | 3 |
| Basement | None |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | Balcony, BBQ gas line |
| Lot Description | Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 10th, 2025 |
| Days on Market | 38 |
| Zoning | M-X2 |

Listing Details

| | |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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