

\$709,000 - 72 Walden Parade Se, Calgary

MLS® #A2208924

\$709,000

3 Bedroom, 3.00 Bathroom, 1,926 sqft
Residential on 0.07 Acres

Walden, Calgary, Alberta

Located in the vibrant, family-friendly community of Walden, this well-maintained 2-storey home offers 1,926 sq. ft. of functional living space, a private SW-facing backyard with no neighbours behind, and an open-concept layout perfect for modern living. From the moment you enter the open foyer, you'll notice the 9-ft ceilings, rich hardwood flooring, central A/C, and large, bright windows that fill the main floor with natural light. The spacious living room flows effortlessly into the updated kitchen, which features granite countertops, stainless steel appliances, a pantry, and a central island—ideal for family meals or entertaining. The dining area opens to a sunny SW-facing deck and private backyard, while a 2-piece powder room, office nook, and mudroom with access to the double attached garage complete the main floor. Upstairs, a large bonus room offers the perfect space for a family hangout or media area. The primary bedroom is a true retreat, complete with a walk-in closet and luxurious 5-piece ensuite featuring double vanities, a soaker tub, and a separate shower. Two additional spacious bedrooms, a 4-piece bathroom, and an upper-floor laundry room round out the second level. The unfinished basement is ready for your personal touch and future development. Enjoy the peaceful surroundings and unbeatable location just a short walk to a nearby playground, with Fish Creek Park and Blue Devil Golf Course only minutes away.



You'll also love being close to Township Shopping Centre, multiple schools (Kâ€“9), and easy access to Stoney Trail and Macleod Trail. Donâ€™t miss your chance to own this fantastic home in a well-connected, amenity-rich communityâ€”book your showing today!

Built in 2014

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2208924 |
| Price | \$709,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,926 |
| Acres | 0.07 |
| Year Built | 2014 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 72 Walden Parade Se |
| Subdivision | Walden |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2X0Z6 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan |
| Appliances | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---------------------------------------|
| Exterior Features | Other, Private Yard |
| Lot Description | Rectangular Lot, No Neighbours Behind |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 4th, 2025 |
| Days on Market | 42 |
| Zoning | R-G |

Listing Details

| | |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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