

# \$469,900 - 150 Walgrove Common Se, Calgary

MLS® #A2223608

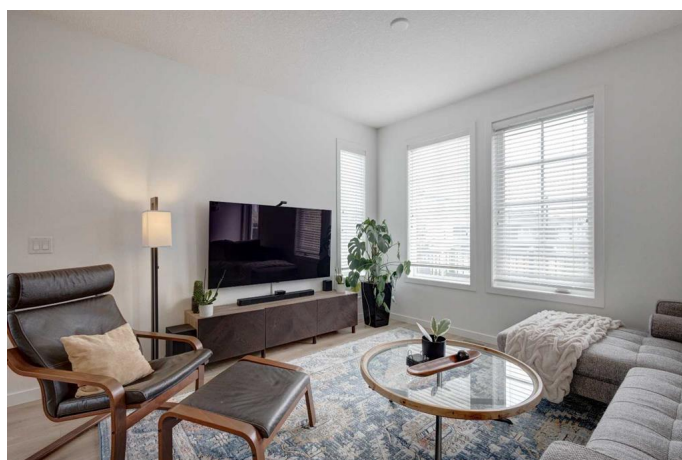
**\$469,900**

2 Bedroom, 3.00 Bathroom, 1,280 sqft

Residential on 0.03 Acres

Walden, Calgary, Alberta

Welcome to Holland Park, where mornings begin with sunshine pouring through extra windows, and evenings end with a glass of wine on your private patio overlooking the park, not your neighbours. This end-unit townhome isn't just beautiful, it feels good to be in. With over 1,300 sq. ft. of light-filled living space, 2 spacious bedrooms, 2.5 bathrooms, and a side-by-side double garage (with a full driveway!), this home balances thoughtful design with everyday comfort. The open-concept main floor features 9 ft ceilings, rich flooring, and a bright, airy atmosphere perfect for both relaxing and entertaining. The kitchen includes quartz countertops, sleek stainless-steel appliances, and plenty of cabinet space - ideal for everything from quiet breakfasts to weekend dinner parties. Upstairs, the primary bedroom is a peaceful retreat complete with a walk-in closet and double vanity ensuite, while the second bedroom works beautifully as a guest room, home office, or space for a growing family. This well-kept, pet-friendly townhome is just steps from an incredible bakery, the serene Walden Ponds, and the fun-filled Aqua Playground. You're also within walking distance to restaurants and day-to-day essentials - making it easy to live, work, and play right in your own community. With low condo fees and unbeatable natural light from the end-unit positioning, this home offers both style and substance in one of Calgary's most welcoming neighbourhoods. Whether



youâ€™re starting fresh or just looking for more light in your life - this is the one!

Built in 2018

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2223608      |
| Price          | \$469,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,280         |
| Acres          | 0.03          |
| Year Built     | 2018          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 150 Walgrove Common Se |
| Subdivision | Walden                 |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2X 4C2                |

### Amenities

|                |                                 |
|----------------|---------------------------------|
| Amenities      | Parking, Trash, Visitor Parking |
| Parking Spaces | 4                               |
| Parking        | Double Garage Detached          |
| # of Garages   | 2                               |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Stone Counters, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator,  |

|          |  |
|----------|--|
|          | Stove(s), Washer/Dryer, Window Coverings |
| Heating  | Forced Air, Natural Gas                  |
| Cooling  | None                                     |
| Basement | None                                     |

## Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | Balcony                               |
| Lot Description   | Corner Lot, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                       |
| Construction      | Vinyl Siding, Wood Frame              |
| Foundation        | Poured Concrete, Slab                 |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 22nd, 2025 |
| Days on Market | 6              |
| Zoning         | M-1            |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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