



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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405, 30 Walgrove Walk SE
Calgary, Alberta

MLS # A2242769



\$348,900

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 347
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-X2
Foundation:	-	Utilities:	-
Features:	Kitchen Island, Pantry, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	N/A		

This TOP FLOOR condo offers almost 800 sqft with 3 BEDROOMS and 2 FULL BATHS, A/C, titled UNDERGROUND PARKING, and a STORAGE locker. Chef it up in your kitchen with crisp WHITE CABINETS, light QUARTZ counters and an ISLAND for dining. Sunlight floods the living room from large SOUTH-FACING WINDOWS and a patio door that opens onto a roomy BALCONY complete with a gas line ready for BBQs. The primary bedroom sits on one side with oversized windows, a WALK-THROUGH CLOSET, and an ensuite with WALK-IN SHOWER. On the opposite end, Bedroom 2 has big windows too, while Bedroom 3, with its frosted glass interior window, is perfect as a home office or workout area. You'll love the low-maintenance LVP FLOORING throughout the condo (except the cozy carpeted smallest bedroom). CUSTOM WINDOW COVERINGS are upgraded and there's a full-size washer & dryer. Walden Place is steps away from the Township Shopping Centre - with grocery, coffee, and food options. Major roads like Macleod Trail and Stoney Trail are close by for convenient commutes. Walden is built around a large path and park system, natural wetlands, and play areas, giving your daily routine a little escape into nature. This isn't just a regular condo - it's your lifestyle upgrade: easy living, fresh design, and all the local amenities that Walden offers.