

1402, 100 Walgrove Court SE
Calgary, Alberta

MLS # A2278524



\$390,000

Division:	Walden		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	948 sq.ft.	Age:	2021 (5 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Front Yard, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 195
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	M-1 d85
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Storage		

Inclusions: Digital Thermostat

Welcome to this beautifully maintained 2-storey condo in the sought-after community of Walden. Offering a rare combination of modern design, outdoor space, and everyday convenience across three fully finished levels. The bright main floor is filled with natural light, creating a warm and welcoming atmosphere throughout the open-concept living areas. The contemporary kitchen is both stylish and functional, featuring crisp white cabinetry, timeless subway tile backsplash, stainless steel appliances, and an upgraded gas stove—perfect for those who love to cook. A central island provides space for casual dining and entertaining, while durable flooring and a convenient main-floor powder room complete this level. Upstairs, you’ll find two well-proportioned bedrooms, including a comfortable primary retreat with a walk-in closet and 3 piece ensuite. The second bedroom is ideal for guests, a home office, or family use. A sleek, modern bathroom with a glass-enclosed shower and clean finishes offers a calm and functional space to start and end your day. The fully developed basement adds exceptional versatility with an additional bedroom with walk-in closet, and a full bathroom perfect for guests, extended family, or a private work-from-home setup. A dedicated laundry and mechanical area provides excellent storage and everyday convenience. Enjoy the outdoors with your own front yard and spacious front patio ideal for summer evenings, BBQs, and outdoor seating. This home also includes a titled parking stall for added convenience. Set in a quiet, friendly neighbourhood, this location offers outstanding walkability—just a 5-minute walk to Legacy Plaza, where you’ll find Sobeys, Shoppers Drug Mart, Winners, restaurants, and everyday essentials. With nearby parks, pathways, and quick access to Macleod Trail and Stoney Trail, this

home blends peaceful living with unmatched accessibility. A stylish, move-in-ready condo offering bright living spaces, flexible layout, outdoor enjoyment, and one of south Calgary’s most convenient locations—this is a home that truly has it all.