

\$849,800 - 43 Walden Court Se, Calgary

MLS® #A2229531

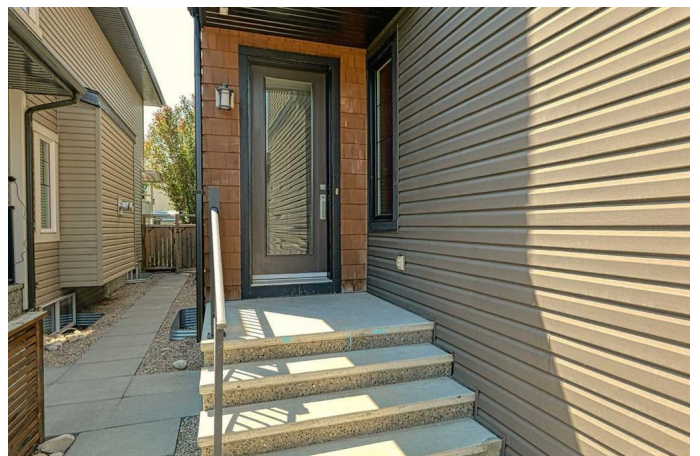
\$849,800

4 Bedroom, 4.00 Bathroom, 2,422 sqft

Residential on 0.09 Acres

Walden, Calgary, Alberta

Welcome to this exceptional home (3350 sf of developed living space including fully-finished lower level) located on a large cul de sac in the highly sought after and kid-friendly community of Walden. With 4 bedrooms, 4 bathrooms and a multitude of upgrades you will fall in love with its modern urban charm. The main floor focal point is an exquisite custom fireplace with a contemporary chunky mantle and hearth with tile front. Notice two over-sized sliding glass doors. One functions as a window at the moment, but was added to accomodate potential future deck expansion. The gourmet kitchen features white quartz countertops, custom cabinetry, new stainless steel appliances, gas stove and walk-in pantry. Mudroom with 4 lockers and plenty of storage, plus a large office. The upper floor includes a large primary bedroom with a 5-piece spa like ensuite with soaker tub, stand alone shower, makeup table, brand new countertops, his and her sinks and his and her walk-in closets. The upstairs also consists of 2 additional bedrooms - one of them includes its own walk in closet and vaulted ceiling - a spacious laundry room, bathroom, and bonus room complete the upper floor. The basement is fully developed and includes a rec room/home gym with custom gym flooring, full bathroom, ample storage and the 4th bedroom with a deep set closet. Recent upgrades and additions include a new roof in 2021, new front loading washer & dryer, dishwasher, and fridge and new luxury plank flooring. Soak up the sunshine in



the professionally landscaped, low maintenance and fully fenced yard. Enjoy central air conditioning and a double garage with an epoxy poured floor and steel shelving installed. A stunning Homes By Avi design. Schedule your private showing today - we can't wait to show you around!

Built in 2012

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2229531 |
| Price | \$849,800 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,422 |
| Acres | 0.09 |
| Year Built | 2012 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 43 Walden Court Se |
| Subdivision | Walden |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2X 0N8 |

Amenities

| | |
|----------------|---|
| Amenities | Park |
| Parking Spaces | 4 |
| Parking | Concrete Driveway, Double Garage Attached, Insulated, See Remarks |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, Built-in Features, Ceiling Fan(s), Double Vanity, Kitchen Island, No Smoking Home, Pantry, Soaking Tub, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s) |
| Appliances | Central Air Conditioner, Dishwasher, Gas Range, Humidifier, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Mantle |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Private Yard |
| Lot Description | Back Yard, Cul-De-Sac, Front Yard, Low Maintenance Landscape, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Brick, Vinyl Siding, Wood Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 11th, 2025 |
| Days on Market | 40 |
| Zoning | R-G |
| HOA Fees | 80 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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