

\$625,000 - 173 Walden Parade Se, Calgary

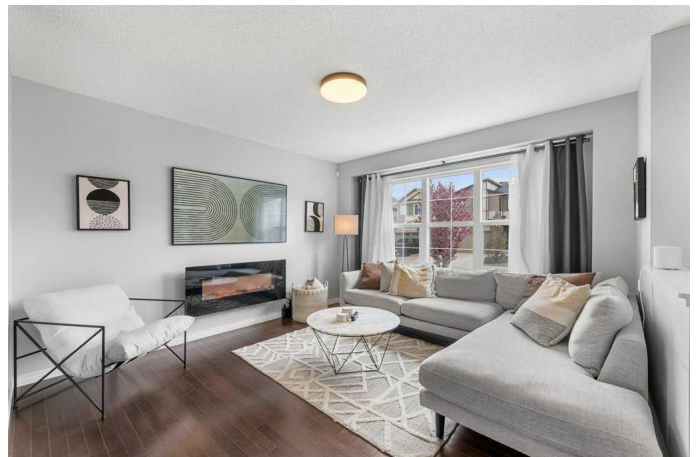
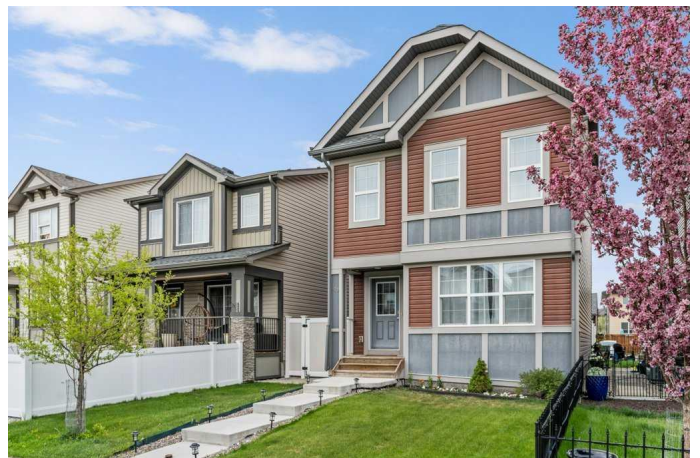
MLS® #A2223586

\$625,000

3 Bedroom, 3.00 Bathroom, 1,437 sqft
Residential on 0.07 Acres

Walden, Calgary, Alberta

Immaculate 2 Storey in Prime Walden Location â€” Loaded with Upgrades! Pride of ownership shines throughout this beautifully maintained 2-storey home, ideally located in the desirable community of Walden. Thoughtfully upgraded inside and out, this home offers a comfortable and stylish lifestyle with everything you need right at your doorstep. The main floor welcomes you with rich hardwood flooring, updated lighting, and a spacious front entry that opens into a bright living room featuring large windows and an electric fireplace. The open layout flows effortlessly into the dining area â€” perfect for family gatherings â€” and a well-designed kitchen complete with quartz countertops, stainless steel appliances, a breakfast bar, and a large pantry. Upstairs, the primary suite offers a relaxing retreat with a 4-piece ensuite and a walk-in closet. Two additional bedrooms, a full main bathroom, and convenient upper-floor laundry complete the second level. The basement is undeveloped and ready for your personal touch. Recent upgrades include central air conditioning, updated main floor lighting, newer dishwasher, and a newer hot water tank. Step outside to enjoy the beautifully landscaped backyard with a spacious deck â€” perfect for relaxing or entertaining. Front yard sprinklers and a double detached garage complete this exceptional property. Located just minutes from schools, shopping, parks, and major roadways, this home offers incredible value



and lifestyle in a family-friendly community.

Built in 2015

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2223586 |
| Price | \$625,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,437 |
| Acres | 0.07 |
| Year Built | 2015 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 173 Walden Parade Se |
| Subdivision | Walden |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2X0Z8 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 2 |
| Parking | Alley Access, Double Garage Detached, Garage Door Opener |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Breakfast Bar, Kitchen Island, Open Floorplan, Pantry, Quartz Counters |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |

| | |
|-----------------|-----------------------|
| # of Fireplaces | 1 |
| Fireplaces | Electric, Living Room |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn, Rectangular Lot, Zero Lot Line |
| Roof | Asphalt Shingle |
| Construction | Mixed, Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 22nd, 2025 |
| Days on Market | 25 |
| Zoning | R-G |

Listing Details

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

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