

# \$610,000 - 149 Walden Parade Se, Calgary

MLS® #A2189095

## \$610,000

3 Bedroom, 3.00 Bathroom, 1,265 sqft

Residential on 0.07 Acres

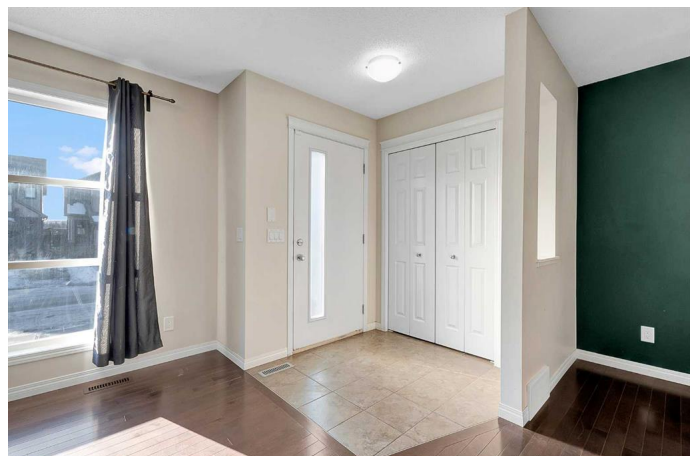
Walden, Calgary, Alberta

A great family home catering to the needs of a growing family! A warm 3 bedroom home located in the desirable community of Walden. A spacious entrance, open living room finished with hardwood flooring and large window bringing in natural light. The kitchen features stainless steel appliances, a large breakfast bar with granite countertops, lots of cupboard space and looks over the formal dining area. The back door leads to the fully landscaped and fenced backyard with a covered deck which is great for any season and double detached garage. A perfect space to entertain in the summer months. Upstairs got 3 bedrooms including spacious master bedroom with walking closet and a 4 piece ensuite. A fully finished developed basement Great for an additional media room. Don't miss this opportunity and call for your viewing today!

Built in 2015

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2189095  |
| Price          | \$610,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,265     |
| Acres          | 0.07      |



|            |             |
|------------|-------------|
| Year Built | 2015        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 149 Walden Parade Se |
| Subdivision | Walden               |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2X 0Z8              |

### Amenities

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

### Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters, Vinyl Windows                                  |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Washer/Dryer |
| Heating           | Central                                                                         |
| Cooling           | None                                                                            |
| Has Basement      | Yes                                                                             |
| Basement          | Finished, Full                                                                  |

### Exterior

|                   |                                            |
|-------------------|--------------------------------------------|
| Exterior Features | Awning(s), Private Yard                    |
| Lot Description   | Back Lane, Back Yard, Landscaped, Private  |
| Roof              | Asphalt Shingle                            |
| Construction      | Concrete, Stucco, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                            |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 20th, 2025 |
| Days on Market | 287                |
| Zoning         | R-G                |

**Listing Details**

Listing Office                      Century 21 Bravo Realty

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