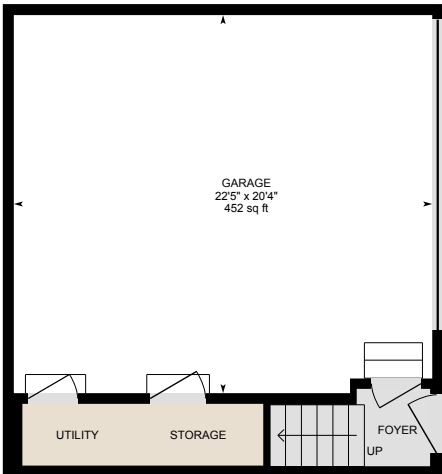




3402-100 Walgrove Ct SE, Calgary, AB



Entry Level
Interior Area 75.73 sq ft



Main Floor
Interior Area 1087.56 sq ft

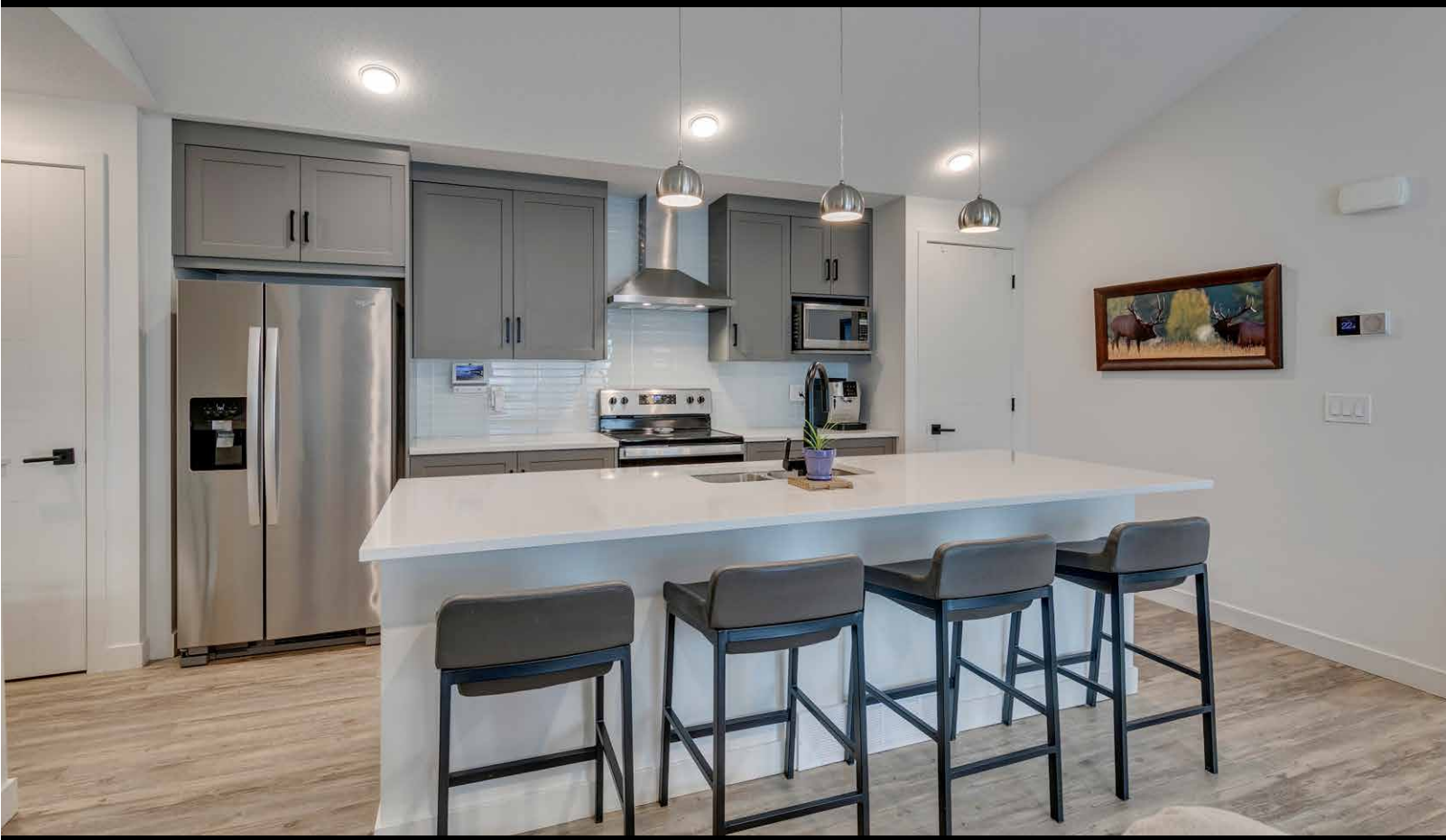


Chris Zaharko
Associate

ROYAL LEPAGE
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INDEPENDENTLY OWNED AND OPERATED, BROKER

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Top 1% Nationally



Welcome to Winston at Walden! Built in 2020, this 3 bedroom townhome shows like new! The main living area with vaulted ceilings and vinyl plank flooring is open concept with large west facing windows. The kitchen offers a large island with breakfast bar, stainless steel appliances and loads of storage. There are 2 nice sized bedrooms, a 4 pc bath and laundry room with additional storage and full sized machines on one side of the unit. For optimum privacy, the primary bedroom is located on the opposite side of the main level, complete with walk-in closet and 4 pc ensuite with dual sinks and large walk-in shower. Upgrades throughout include central air, Caesarstone Quartz Countertops, knockdown ceilings, upgraded carpet and matte black fixtures and hardware. Finished with Duradek and metal railings the balcony is perfect for entertaining with enough room for seating and a gas line for the BBQ. The double oversized attached garage is insulated and heated, complete with an additional storage room. Close to all amenities and walking distance to Township at Legacy offering restaurants, services and retail. Easy access to 2A Hwy and the Stoney Tr ring road. Enjoy being minutes to Fish Creek Park, golf and Spruce Meadows.



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MLS:	A2252615
Community:	Walden
Size:	1,163.28 sq ft finished living space
Style:	Row/Townhouse
Year Built:	2020
Taxes:	\$2,883.00/2025
Condo Fee:	\$250.76/Monthly
Parking:	Double Attached Garage