

# \$799,900 - 92 Walgrove Place, Calgary

MLS® #A2186109

**\$799,900**

4 Bedroom, 4.00 Bathroom, 2,026 sqft  
Residential on 0.08 Acres

Walden, Calgary, Alberta

OPEN HOUSE TODAY MARCH 22 FROM NOON TO 5 !! Come Check it out! \*\*\* INCLUDES LEGAL BASEMENT SUITE AND BACKS ONTO PATHWAYS AND GREEN SPACE \*\*\*Welcome to 92 Walgrove Place, in the vibrant community of Walden, a neighborhood known for its lush parks, serene pathways, and easy access to urban conveniences. Built by the reputable Daytona Homes, celebrated for their impeccable quality and outstanding customer service, this property offers over 2,000 sq. ft. of thoughtfully designed living space, including a legal basement suite with a private entrance. As you step inside, youâ€™re greeted by a bright, open-concept main floor that blends style and functionality. A dedicated den near the entryway provides the perfect space for a home office or study, while the rear of the home opens into an expansive kitchen, dining nook, and great room. The kitchen serves as the heart of this level, featuring a large island and ample storage to meet your culinary needs, while natural light floods the living areas, creating a warm and welcoming environment for entertaining or everyday life. Upstairs, the second floor is designed as a private retreat for your family, offering three spacious bedrooms and a conveniently located laundry room. The luxurious primary suite includes an elegant ensuite with dual sinks, a walk-in shower, and a generous walk-in closet, while the two secondary bedrooms are perfect for children, guests, or



hobbies. One of the most exciting features of this home is the fully developed legal basement suite, complete with a private side entrance. And a walk-out basement! This additional space includes a bright bedroom, a full bathroom, a cozy living room, and a modern kitchen, making it ideal for rental income, multi-generational living, or private guest accommodations. This home's spacious layout, high-quality craftsmanship, and versatility make it perfect for growing families and savvy homeowners alike. Located in Walden, this property is just steps from parks, pathways, schools, and shopping amenities, combining comfort and convenience in one incredible package. Don't miss your chance to own this exceptional property—contact us today to schedule your private viewing!

Built in 2025

### Essential Information

MLS® #	A2186109
Price	\$799,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,026
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	92 Walgrove Place
Subdivision	Walden

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X5A9

### **Amenities**

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Built-in Features, Closet Organizers, Double Vanity, Open Floorplan, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out, Suite

### **Exterior**

Exterior Features	None
Lot Description	Back Yard, City Lot, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Mixed
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 7th, 2025
Days on Market	87
Zoning	RC-2
HOA Fees	400
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Royal LePage Benchmark
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