

\$615,000 - 275 Walgrove Boulevard Se, Calgary

MLS® #A2214288

\$615,000

4 Bedroom, 4.00 Bathroom, 2,173 sqft

Residential on 0.07 Acres

Walden, Calgary, Alberta

***OPEN HOUSE THIS SUNDAY (April 27)**

FROM 1:00 PM-3:00 PM* Step into elevated living with this artfully composed 1,968 sq ft duplex in the heart of Walden — thoughtfully refined by one of the homeowners, a design professional, to elevate both form and function. Every corner of this 4-bedroom, 3.5-bath home is a study in refined minimalism and intentional design. Clean lines and a modern palette set the tone, while the open-concept main floor is anchored by a chef-worthy kitchen adorned with sleek counters, floating shelves, slat wall detailing, and bespoke millwork — all evoking the calm sophistication of a high-end gallery.

Sunlight pours through oversized triple-pane windows, casting a golden glow across the south-facing backyard and illuminating each curated space with warmth and clarity. Stay cool and comfortable year-round with central air conditioning, seamlessly integrated for modern living. The fully developed (illegal) suite on the lower level offers versatile functionality — ideal for multi-generational living or as a chic income-generating retreat.

With a single attached garage, expansive 3-car parking pad, and ample street parking, practicality pairs effortlessly with style. Nestled in a serene, design-forward community steps from green spaces and urban essentials, this home is a rare blend of architectural intention and everyday ease.



Built in 2016

Essential Information

MLS® #	A2214288
Price	\$615,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,173
Acres	0.07
Year Built	2016
Type	Residential
Sub-Type	Semi Detached
Style	3 Storey, Side by Side
Status	Active

Community Information

Address	275 Walgrove Boulevard Se
Subdivision	Walden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4C8

Amenities

Parking Spaces	4
Parking	Garage Door Opener, Garage Faces Rear, Parking Pad, Paved, RV Access/Parking, Single Garage Attached, Alley Access
# of Garages	1

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Stove, Microwave, Oven, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Front Yard
Roof	Asphalt Shingle
Construction	Composite Siding, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 25th, 2025
Days on Market	7
Zoning	R-2M

Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.