

# \$749,900 - 16 Walgrove Place Se, Calgary

MLS® #A2202243

**\$749,900**

4 Bedroom, 3.00 Bathroom, 2,372 sqft

Residential on 0.08 Acres

Walden, Calgary, Alberta

Step inside 16 Walgrove Place SE, and itâ€™s immediately clearâ€™this isnâ€™t just another house. This is a home designed to elevate everyday living, where thoughtful details meet exceptional design in one of Calgaryâ€™s most sought-after southeast communities.

With 2,372 sq. ft. of meticulously planned space, this Homes by Avi Phillip model caters to the way modern families live. The main floor offers something many homes donâ€™t: a full bedroom and three-piece bathroomâ€™a practical touch that makes hosting guests or accommodating multigenerational living effortless. At the heart of the home, the kitchen commands attention with its massive island, sleek quartz countertops, and generous walk-in pantryâ€™the kind of space that turns routine meal prep into a pleasure. Natural light floods the great room, where an electric fireplace adds warmth and ambiance, perfect for cozy evenings in.

Upstairs, the home expands into a retreat of its own. The bonus room offers endless possibilitiesâ€™a media lounge, a kidsâ€™ play zone, or a serene reading nook. The master bedroom is nothing short of indulgent, featuring an expansive five-piece ensuite with a deep soaking tub, tiled shower, and double vanity, all designed to make unwinding at the end of the day an experience. Each of the two additional bedrooms features its own walk-in



closet, ensuring that storage is never an afterthought. A dedicated laundry room on this level adds an extra layer of convenienceâ€”because practical luxury is just as important as aesthetic appeal.

Beyond the interiors, this home is built for the future. A separate side entrance and 9â€™™ foundation provide flexibility for developmentâ€”whether itâ€™™s income generating or just additional living space. With a 200-amp electrical panel and gas lines to both the stove and BBQ, this home is as functional as it is beautiful.

And then, thereâ€™™s the location. Walden is where urban accessibility meets natural beautyâ€”a master-planned community designed for those who crave connection to both city and nature. Scenic walking trails, parks, and wetlands make it easy to step outside and breathe, while The Gates of Walden shopping district puts daily essentials, local dining, and coffee spots right within reach. Commuting? No problem. Major roadways make getting around the city seamless.

Some homes are just places to live. This is a home that transforms HOW you live. Experience the difference at 16 Walgrove Place SE.

PLEASE NOTE: Photos are of a finished Showhome of the same model â€” fit and finish may differ on finished spec home. Interior selections and floorplans shown in photos.

Built in 2025

## **Essential Information**

MLS® #

A2202243

Price	\$749,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,372
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	16 Walgrove Place Se
Subdivision	Walden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 5A9

### Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Double Vanity, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Walk-In Closet(s), Wired for Data
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator
Heating	High Efficiency, Forced Air, Humidity Control, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Great Room
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

**Exterior**

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Yard, Front Yard, Interior Lot, Irregular Lot, Landscaped, Zero Lot Line
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	March 15th, 2025
Days on Market	35
Zoning	R-G

**Listing Details**

Listing Office	CIR Realty
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