

# \$275,000 - 415, 20 Walgrove Se, Calgary

MLS® #A2247037

## \$275,000

2 Bedroom, 1.00 Bathroom, 580 sqft  
Residential on 0.00 Acres

Walden, Calgary, Alberta

Turnkey 2-bedroom pet friendly condo with immediate possession offering a lock and leave life style. If you're a first time buyer or downsizing this beautifully maintained two-bedroom condo is truly move-in ready for a stress free lifestyle with urban convenience and modern comfort! Offering a fresh, like-new feel with the open layout featuring stainless steel appliances, stone countertops, and durable vinyl plank flooring. A spacious, bright bathroom includes a deep soaker tub, perfect for relaxing at the end of the day.

The in-suite laundry room provides added convenience with extra storage space—ideal for pantry use or household items. Step outside to your south-facing patio, complete with a gas line for your barbecue or patio heater, allowing you to enjoy outdoor living year-round.

Your parking stall is just steps from the front entrance, and additional secured storage is confidently located in the heated underground garage near the elevators. The building is well managed, handicap accessible and is exceptionally well cared for. Tidy common areas, manicured landscaping and a welcoming atmosphere will make you feel at home.

The location is unbeatable—within walking distance to grocery stores, restaurants, shops, and services, with public transit right on the



block. Quick access to Macleod Trail, Stoney Trail, and routes south to get out of town a breeze. Pet owners will appreciate nearby pathways and an off-leash dog park.

Act fast so you don't miss this opportunity! Call your favourite REALTOR today to arrange a private viewing!

Built in 2018

### Essential Information

MLS® #	A2247037
Price	\$275,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	580
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	415, 20 Walgrove Se
Subdivision	Walden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4L2

### Amenities

Amenities	Parking, Secured Parking, Storage, Visitor Parking
Utilities	Garbage Collection, Heating Paid For, Cable Available, Cable Internet Access, DSL Available, Electricity Available, Electricity Connected, Natural Gas Connected, Phone Available, See Remarks, Water Connected

Parking Spaces	1
Parking	Assigned, Stall
<b>Interior</b>	
Interior Features	Kitchen Island, No Animal I Lighting, See Remarks, Soak
Appliances	Dishwasher, Dryer, Microwa Window Coverings
Heating	Baseboard, See Remarks
Cooling	Other, Rough-In
# of Stories	4
Basement	None
<b>Exterior</b>	
Exterior Features	Balcony, BBQ gas line
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete



### Additional Information

Date Listed	August 8th, 2025
Days on Market	3
Zoning	M-X2

### Listing Details

Listing Office Century 21 Bamber Realty LTD.

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