

# \$425,000 - 10 Walden Path Se, Calgary

MLS® #A2207837

**\$425,000**

2 Bedroom, 3.00 Bathroom, 1,416 sqft

Residential on 0.03 Acres

Walden, Calgary, Alberta

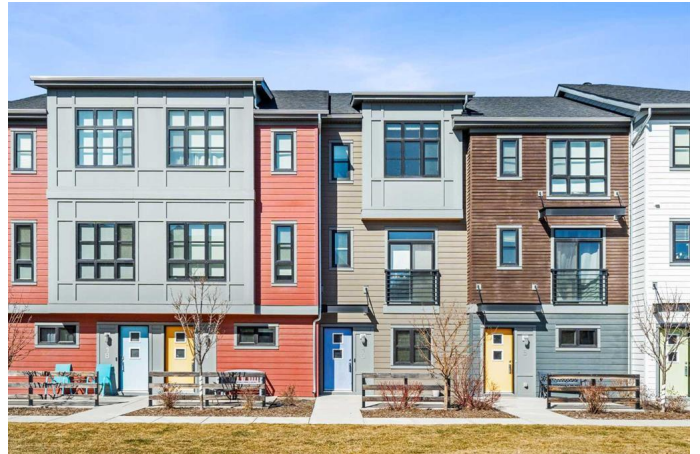
Welcome to this spacious 1416 sq ft townhouse in the quiet and family-friendly community of Walden! Enjoy the convenience of being just a 5-minute walk to Township Shopping Center and a short distance from schools. This home boasts a highly desirable double tandem garage with lots of storage room and extra parking available on the driveway. Inside, you'll find a thoughtfully designed layout featuring two large primary bedrooms, each complete with its own ensuite bathroom and walk-in closet – perfect for families or roommates. The upper floor laundry, conveniently located beside the bedrooms, adds to the ease of living. The open-concept main floor showcases a stylish kitchen with elegant quartz countertops, flowing seamlessly into large living and dining areas. Beautiful wood laminate floors run throughout this level. Step out from the kitchen onto a large deck, ideal for BBQs and outdoor enjoyment. This unit enjoys a prime central location within the complex, offering views overlooking the park space. Commuting is a breeze with its close proximity to MacLeod Trail and the ring road. Don't miss the opportunity to make this wonderful townhouse your new home!

Built in 2015

## Essential Information

MLS® #

A2207837



Price	\$425,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,416
Acres	0.03
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	10 Walden Path Se
Subdivision	Walden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4C4

### Amenities

Amenities	Park, Snow Removal, Trash, Visitor Parking, Gazebo
Parking Spaces	3
Parking	Double Garage Attached, Tandem, Driveway
# of Garages	2

### Interior

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Quartz Counters, Storage
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Electric Range
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Backs on to Park/Green Space, Front Yard

Roof	Asphalt Shingle
Construction	Mixed, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 15th, 2025
Days on Market	35
Zoning	M-X1

### **Listing Details**

Listing Office	TREC The Real Estate Company
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.