

\$800,000 - 157 Walgrove Heath Se, Calgary

MLS® #A2230045

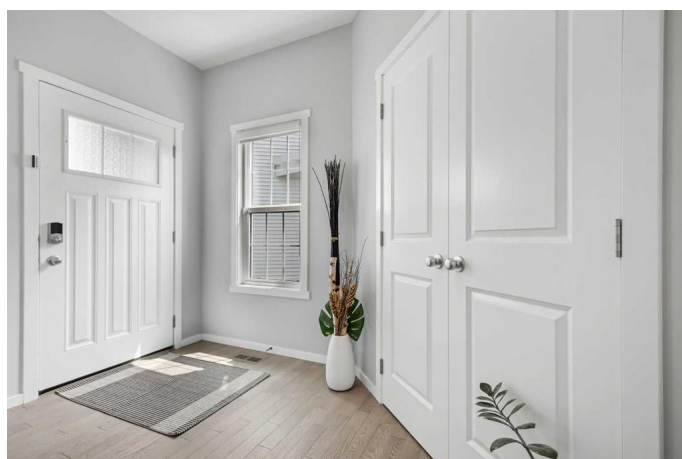
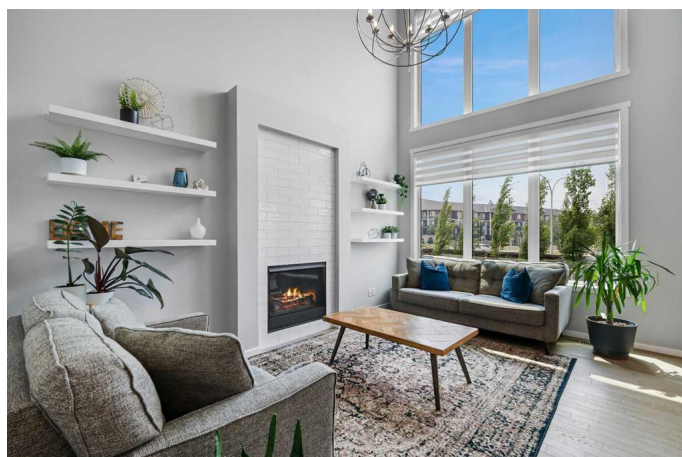
\$800,000

4 Bedroom, 4.00 Bathroom, 2,228 sqft

Residential on 0.14 Acres

Walden, Calgary, Alberta

Welcome to 157 Walgrove Heath SE – a stunning AVI-built modern 2-storey home in a quiet cul-de-sac, offering 4 bedrooms, 3.5 baths, a fully finished basement across 3,247 sqft of total developed living space on a nearly 6,000 sqft expansive pie-shaped lot with a sun-drenched southwest rear yard. From the moment you enter the spacious foyer, the scale and finishes impress. The main floor living room features 19'™ ceilings open to above, a flood of natural light through stacked windows, and designer chandelier that create a luxurious feel. The large front office/den adds functionality, while the living room features a gas fireplace with a 9'™ tile mantel flanked by floating shelves. The heart of the home is a two-toned chef's kitchen with 42" full-height soft-close cabinets, stainless steel appliances with built-in microwave, white quartz countertops throughout, and a 9'™ center island with flush eating bar. The walk-through pantry offers ample shelving and drawers, leading to a mudroom with a built-in bench and access to a double attached garage with soaring ceilings, perfect for creative storage. The dining area overlooks the sizeable deck with a BBQ gas line, and the professionally landscaped backyard offers a large concrete patio, pre-poured concrete pad for a future shed, a wraparound concrete walkway, beautiful perennial flowers, mature trees, and room to play or entertain. Upstairs, enjoy the vaulted-ceiling bonus room, plus 3 generous



bedrooms including a primary retreat with spa-like 5-piece ensuite: tiled walk-in shower with subway-tiled bench, separate soaker tub, dual vanities with quartz counters, and a walk-through walk-in closet to the laundry room. An additional 4pc bathroom completes the upper level. The fully finished basement is the ultimate entertainment space – with a billiard area, wet bar with beverage cooler, quartz countertops, dishwasher rough-in, and large sink. A wired projector-ready living area/rec zone, a spacious 4th bedroom, full bathroom, and an abundance of storage options. Additional features include: Triple-pane windows, Central A/C, High-efficiency furnace, High-end zebra blinds (blackout upper floor), Open-concept flow with exceptional finishing's throughout. Located in a new and growing Walden community with easy access to lakes, parks, walking paths, schools, and full amenities. A true forever family home!

Built in 2018

Essential Information

MLS® #	A2230045
Price	\$800,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,228
Acres	0.14
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	157 Walgrove Heath Se
---------	-----------------------

Subdivision	Walden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 2H8

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Insulated
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Other, Playground, Storage
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Lawn, Level, No Neighbours Behind, Pie Shaped Lot, Private
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 12th, 2025
Days on Market	3
Zoning	R-G

Listing Details

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.