

62 Walden Walk SE
Calgary, Alberta

MLS # A2255138



\$434,900

Division:	Walden		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,523 sq.ft.	Age:	2013 (12 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.03 Acre		
Lot Feat:	Backs on to Park/Green Space, Fruit Trees/Shrub(s), Interior Lot, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 418
Basement:	None	LLD:	-
Exterior:	Cedar, Composite Siding, Wood Frame	Zoning:	M-1 d75
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Granite Counters, Kitchen Island, See Remarks		

Inclusions: Tv Wallmounts (no tv's) in living room & upper bedroom

Welcome to this rare 3-bedroom end-unit townhome in the desirable community of Walden, offering both style and function in a prime location. This home comes with a double garage plus driveway, providing parking for up to three vehicles—a rare find in townhome living. Step inside to discover an inviting open-concept floorplan highlighted by a centre kitchen island, granite counters, and a mix of newer stainless steel appliances. The spacious living room is perfect for entertaining or movie night and features a Juliet balcony for additional ambiance. Natural light floods the main level, where the dining room opens up through French door onto a private deck—perfect for summer BBQs—while the front of the home features a sunny patio for morning coffee or evening relaxation. Upstairs, you’ll find a thoughtful 3-bedroom layout with convenient upper floor laundry ideal for families & guests. The primary bedroom has plenty of space and features a handy 4-piece ensuite and spacious walk-in closet. A second 4-piece bathroom completes the upper level. With modern finishes and plenty of space throughout, this townhome blends comfort with convenience. Located in vibrant Walden, you’re just steps away from pathways, parks, shopping, dining, and easy access to major routes. Don’t miss this rare opportunity to own a 3-bedroom end-unit with exceptional parking and outdoor living spaces in one of Calgary’s most sought-after communities.