

**127 Walcrest Way SE  
Calgary, Alberta**

**MLS # A2259091**



**\$629,900**

<b>Division:</b>	Walden		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	2 Storey, Attached-Side by Side		
<b>Size:</b>	1,641 sq.ft.	<b>Age:</b>	2021 (4 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Driveway		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Back Yard, Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-Gm
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		

**Inclusions:** Shed

**\*\*OPEN HOUSE Saturday Sep 27 11:00 am - 2:00 pm, Sunday Sep 28 1:00 pm - 4:00 pm\*\*** Welcome home to this immaculate AIR CONDITIONED three bedroom Akash-built home in Walden. Featuring a SPACIOUS MASTER SUITE plus 2 GENEROUSLY SIZED BEDROOMS, this home provides ample space for the whole family. On the open-concept main floor, you will find a beautifully designed kitchen with UPGRADED APPLIANCES, gorgeous QUARTZ COUNTERTOPS, and a spacious PANTRY. The LARGE WINDOWS in the living and dining room offer beautiful NATURAL LIGHT, and the UPGRADED LVP FLOORING adds to the elegance of the space. Step outside into the beautifully landscaped SOUTH-FACING BACKYARD, featuring a spacious deck, white vinyl fence, raised garden beds, custom shed and stone patio, as well as an AUTOMATIC UNDERGROUND SPRINKLER SYSTEM. The upper floor also features convenient UPSTAIRS LAUNDRY, a WALK-IN CLOSET and DOUBLE-VANITY BATHROOM. A SEPARATE SIDE ENTRANCE offers the opportunity to convert the basement with roughed in plumbing into a SECONDARY SUITE. The spacious DOUBLE ATTACHED GARAGE completes this beautiful home. A PARK AND GREEN SPACE are located conveniently across the street, and popular SHOPPING AND DINING districts are just a few minutes away. Don't miss out on this gorgeous home in one of Calgary's most desirable communities!