

# \$774,900 - 77 Walden Square Se, Calgary

MLS® #A2221811

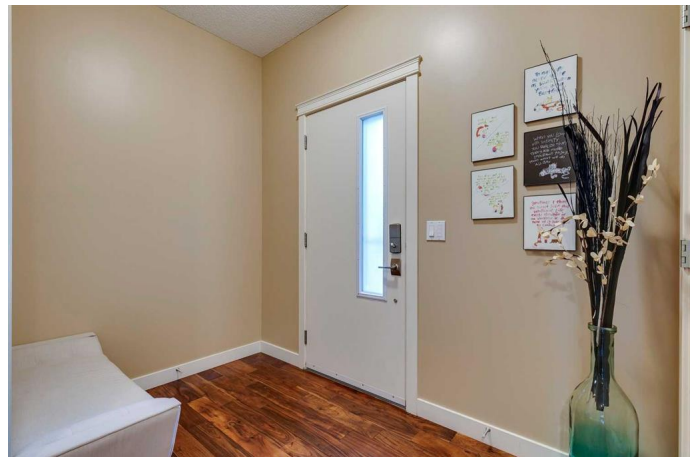
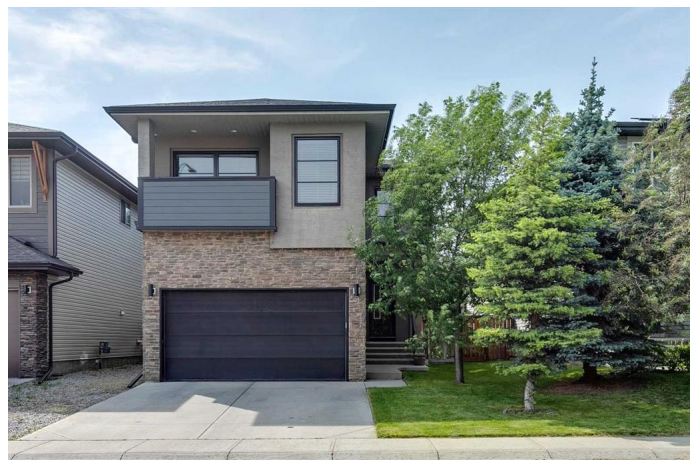
**\$774,900**

4 Bedroom, 4.00 Bathroom, 2,318 sqft

Residential on 0.09 Acres

Walden, Calgary, Alberta

NEW ROOF & FULL HARDIE BOARD IN 2021 // 3-STAGE AIR FILTRATION SYSTEM // LUXURY STEAM SHOWER ENSUITE // FULLY DEVELOPED // WEST FACING YARD WITH LANE ACCESS // Nestled on a quiet street with a fully landscaped west-facing backyard, this home is truly move-in ready and loaded with premium features. Step inside to discover 9-foot ceilings on every level, creating a spacious and airy feel throughout. The main floor offers a bright open-concept layout with a living room centered around a cozy fireplace, a dedicated dining area, and a gourmet kitchen featuring granite countertops, a large island with breakfast bar, a garburator, walk-through pantry, and stainless steel appliances (with new refrigerator in 2023). A convenient Main floor office and a functional mudroom with custom-built shelving, stand-up freezer (2021), and cabinetry leads to the double attached garage. Upstairs, the spacious primary suite is a true retreat, featuring a fully renovated ensuite with heated tile floors, dual vanities, an 8x8 custom-built steam shower with dual showerheads and independent temperature zones, custom storage, and smart lighting. The bedroom also boasts a paintable custom wood slat feature wall for added style and warmth. Two additional large bedrooms, a bonus room (pre-wired for rear left/right and subwoofer audio through the attic for a clean look), a skylight, and a spacious laundry room - "Jack and Jill'd" with the primary walk-in closet - complete the upper level. Downstairs,



the fully developed basement features soaring ceilings, a spacious rec/media room, a fourth bedroom, and a 4-piece bathroom the perfect setup for guests or entertaining. Additional features include central A/C (2021), a whole-home NuvoH2O water conditioner (2021), Cinquartz HEPA air filtration system with UV light and photocatalytic filter (2021), Nest thermostats, Lutron smart lighting on both the main and upper levels, a whole-home surge protector (2025), upgraded closet systems (2021), a stand-up freezer (2021), new fridge (2023), water softener (2023), renovated garage shelving to fit most trucks/SUVs, a new roof, 6" eavestroughs, and durable Hardie board siding. (Please see full list in supplements). Outside, enjoy sunny afternoons in the private backyard with mature trees, low-maintenance landscaping, and an exposed aggregate concrete patio, ideal for entertaining or relaxing. This home is a perfect match for those who value quality craftsmanship, smart technology, and beautiful design. A must-see! For more details and floor plan be sure to check out the virtual tour link.

Built in 2011

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2221811    |
| Price          | \$774,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,318       |
| Acres          | 0.09        |
| Year Built     | 2011        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |

Status Active

### Community Information

Address 77 Walden Square Se  
Subdivision Walden  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T2X 0P2

### Amenities

Parking Spaces 4  
Parking Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front, Insulated  
# of Garages 2

### Interior

Interior Features Breakfast Bar, Central Vacuum, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Tankless Hot Water  
Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Microwave, Refrigerator, Stove(s), Washer, Water Conditioner, Water Softener, Window Coverings  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas, Living Room, Mantle, Tile  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Other  
Lot Description Back Lane, Back Yard, Level, Rectangular Lot, Treed  
Roof Asphalt Shingle  
Construction Composite Siding, Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed June 12th, 2025  
Days on Market 7

Zoning                      R-G

**Listing Details**

Listing Office              Real Broker

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