# \$570,000 - 842 Wolf Willow Boulevard Se, Calgary

MLS® #A2235088

## \$570,000

3 Bedroom, 3.00 Bathroom, 1,732 sqft Residential on 0.07 Acres

Wolf Willow, Calgary, Alberta

Welcome to the Monarch by Shane Homes, available for immediate possession. This thoughtfully designed home features 3 bedrooms, 2.5 bathrooms, and a central upstairs flex room perfect for a home office or play space. The open-concept main floor includes an L-shaped kitchen with Whirlpool appliances and a central half bath for added convenience. A side entry provides access to the undeveloped basement, which offers potential for up to two additional bedrooms or a spacious living area, ideal for potential future development. Photos are representative and for illustrative purposes only.



#### **Essential Information**

MLS® # A2235088 Price \$570,000

Bedrooms 3
Bathrooms 3.00

Full Baths 2
Half Baths 1

Square Footage 1,732

Acres 0.07 Year Built 2024

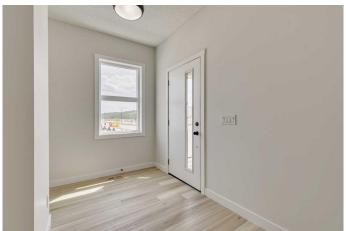
Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active







## **Community Information**

Address 842 Wolf Willow Boulevard Se

Subdivision Wolf Willow

City Calgary
County Calgary
Province Alberta
Postal Code T2X5R5

#### **Amenities**

Parking Spaces 2

Parking Parking Pad

#### Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan,

Pantry, Separate Entrance, Stone Counters, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator,

Washer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features None

Lot Description Back Lane, Back Yard, Street Lighting

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 27th, 2025

Days on Market 15

Zoning R-Gm

# **Listing Details**

Listing Office Bode Platform Inc.

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