

\$614,999 - 671 Wolf Willow Boulevard Se, Calgary

MLS® #A2222207

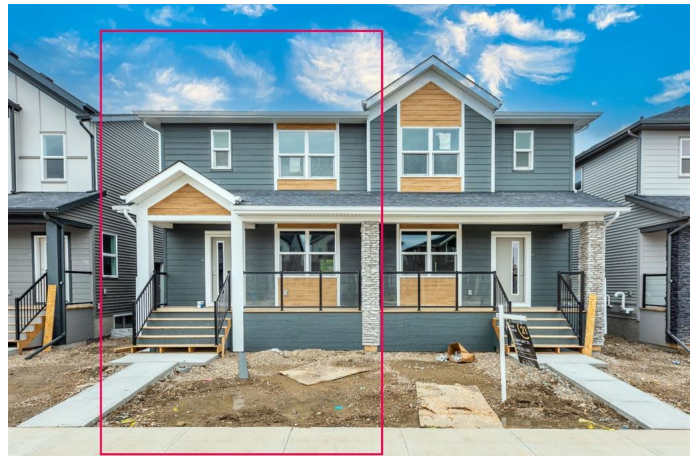
\$614,999

3 Bedroom, 3.00 Bathroom, 1,639 sqft

Residential on 0.06 Acres

Wolf Willow, Calgary, Alberta

Welcome to this BRAND NEW DUPLEX located in the vibrant, rapidly expanding community of Wolf Willow in South-East Calgary. This home combines luxury and practicality for modern living, Featuring Open Concept Layout, this remarkable property provides a fantastic turnkey opportunity for investors or First time Home Buyers. Upon entering, you'll be greeted by a spacious open floor plan featuring 9-foot ceilings and light neutral colors throughout. The modern kitchen is equipped with quartz Countertops, and Stainless steel Appliances and High Power Chimney. The living and dining areas are generously sized, providing a perfect space for entertaining and relaxation. Upstairs, you'll find three comfortable bedrooms, two well-appointed bathrooms, and a convenient laundry area. The primary bedroom includes a private ensuite and a walk-in closet, while the other two bedrooms share a full bathroom. The Basement is un-finished and has its own separate entrance. Wolf Willow is a highly sought-after community, just moments away from scenic walking trails along the river and the renowned Blue Devil Golf Course. The neighborhood also offers nearby shops, planned future schools, and easy access to major routes such as Macleod Trail and Deerfoot Trail, ensuring a seamless commute.. Whether you're seeking a family home to grow into or a property with investment potential, this home can accommodate a variety of needs. Move-in ready and waiting for you.



Built in 2025

Essential Information

MLS® #	A2222207
Price	\$614,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,639
Acres	0.06
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	671 Wolf Willow Boulevard Se
Subdivision	Wolf Willow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 5R2

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Back Yard, City Lot, Front Yard
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2025
Days on Market	6
Zoning	R-GM

Listing Details

Listing Office	Royal LePage METRO
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