

# \$539,900 - 619 Wolf Willow Boulevard Se, Calgary

MLS® #A2246376

**\$539,900**

3 Bedroom, 3.00 Bathroom, 1,650 sqft

Single Family on 0.06 Acres

Wolf Willow, Calgary, Alberta

Seller is motivated to sell, dropped price by 20k for quick sale. Vacant for early possession. Never-lived-in, 3-bedroom half duplex with 2.5 washroom and roughed full washroom in the basement with separate entrance in the desirable community of Wolf Willow, offering NO condo fees and an incredible low down payment option available for qualified buyers. Newly built by Shane Homes, this property boasts an open-concept layout, high-end finishes, and a back garage pad ready for your future garage. Whether you're entertaining friends or enjoying a cozy night in, this home is designed to fit your lifestyle with possibilities of legal suite. (id:6289)

Built in 2025

## Essential Information

Listing #	A2246376
Price	\$539,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,650
Acres	0.06
Year Built	2025
Type	Single Family
Sub-Type	Freehold

## Community Information



Address	619 Wolf Willow Boulevard Se
Subdivision	Wolf Willow
City	Calgary
Province	Alberta
Postal Code	T2X5P9

### Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, PVC window, No Animal Home, No Smoking Home, Level
Parking Spaces	2
Parking	Parking Pad

### Interior

Appliances	Refrigerator, Range - Electric, Dishwasher, Microwave Range Hood Combo, Washer & Dryer
Heating	Natural gas Central heating
Cooling	None
# of Stories	2
Basement	Separate entrance

### Exterior

Exterior	Concrete, Vinyl siding
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	Real Estate Professionals Inc.
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