\$719,900 - 73 Wolf Hollow Manor Se, Calgary

MLS® #A2237293

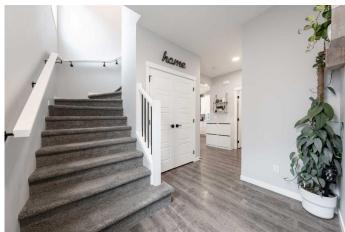
\$719,900

4 Bedroom, 3.00 Bathroom, 1,829 sqft Residential on 0.10 Acres

Wolf Willow, Calgary, Alberta

WELCOME HOME! Nestled on an Expansive PIE LOT Lot in the Highly Coveted & Scenic Community of Wolf Willow & JUST STEPS TO FISH CREEK PARK & THE BOW RIVER, this Exquisite Home is all about LOCATION, LOCATION, LOCATION! Boasting more than 2600ft over 3 Levels, this Beautiful 2 Storey Family Home has been Meticulously Maintained & showcases Rich Luxury Vinyl Plank, 9' Ceilings & a Beautifully designed OPEN CONCEPT layout with an abundance of NATURAL Light streaming throughout the main level. This Elegant HOME is truly made for ENTERTAINING & Everyday Living, from the **GOURMET CHEF'S KITCHEN featuring** STONE Counters, Extended Height Cabinetry, **UPGRADED Finishings, Walk-In PANTRY &** Oversized CENTRAL ISLAND with Eat-Up Bar to the adjoining Dining Room & SPACIOUS Living Room with TV Feature Wall. Completing this level is a Powder Room & Large Mudroom with built-in features. Upstairs, your Expansive Private Master Retreat is the perfect spot to unwind at the end of the day, offering a Large WALK-IN Closet & Full **ENSUITE with Custom WALK-IN Shower &** Bench! Rounding off this level are 3 MORE generously sized BEDROOMS (4 Total + DEN/OFFICE), another FULL Bath & BONUS/FLEX Area! The Basement is roughed-in & offers plenty of room to create your own man (or woman) cave! Stay cool & comfortable on hot Summer days with the







convenience of Central AIR CONDITIONING, or step outside into your EXPANSIVE Sun Drenched South West Facing Backyard where you can sit back, relax & enjoy the sunshine on the Large Deck, BBQ & entertain or create the garden of your dreams! Your Nicely Landscaped & Fully FENCED Private Backyard also includes a Shed & direct alley access. Nestled along the banks of the Bow River Pathway System & Surrounded by Tranquil Outdoor Spaces, Fish Creek Park, Blue Devil Golf Club, Dog Park, Sport Courts, endless Recreational Opportunities & MORE! Wolf Willow is loved for its Strong sense of Community, natural BEAUTY & Urban Amenities! Simply MOVE IN & start making new memories with your Family in this wonderful TURN-KEY Home!

Built in 2020

Essential Information

| MLS® # | A2237293 |
|----------------|-------------|
| Price | \$719,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,829 |
| Acres | 0.10 |
| Year Built | 2020 |
| Туре | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| Address | 73 Wolf Hollow Manor Se |
|-------------|-------------------------|
| Subdivision | Wolf Willow |
| City | Calgary |

| County Province Postal Code | Calgary Alberta T2X 4M5 |
|-----------------------------------|--|
| Amenities | |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |
| Interior | |
| Interior Features | Breakfast Bar, No Smoking Home, See Remarks, Stone Counters |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Has Basement | Yes |
| Basement | Full, Unfinished |
| Exterior | |
| | |

| Exterior Features | Other |
|-------------------|--|
| Lot Description | Back Lane, Back Yard, Front Yard, Other, See Remarks |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| Date Listed | July 5th, 2025 |
|----------------|----------------|
| Days on Market | 12 |
| Zoning | R-G |

Listing Details

Listing Office CIR Realty

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