# \$424,900 - 4213, 111 Wolf Creek Drive, Calgary

MLS® #A2203618

#### \$424,900

3 Bedroom, 2.00 Bathroom, 840 sqft Residential on 0.00 Acres

Wolf Willow, Calgary, Alberta

Limited Opportunity: Brand New Luxury Living in Wolf Willow!

Discover an exceptional lifestyle in this stunning, brand-new 3-bedroom, 2-bathroom corner unit condo, a rare find within the vibrant Wolf Willow community. This is your chance to secure a coveted residence in the esteemed Harlow building, completed by Truman in October 2024.

Experience Modern Elegance and Unmatched Comfort:

Sun-Drenched Open Concept: Bask in the warmth of natural light that floods the open-concept living space, creating an inviting and airy atmosphere.

Gourmet Kitchen Delight: Entertain effortlessly in a contemporary kitchen featuring elegant quartz countertops, a spacious island, and brand-new stainless steel appliances (with a one-year Coast Appliances warranty).

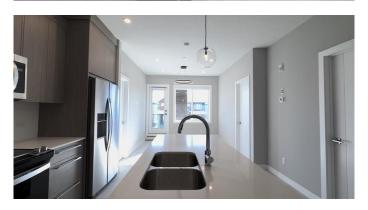
Luxurious Primary Retreat: Unwind in a serene primary bedroom boasting tray ceilings, a walk-in closet, and a spa-inspired ensuite bathroom with a glass shower.

Seamless Indoor-Outdoor Living: Extend your living space onto an oversized patio, complete with a built-in BBQ line, perfect for alfresco dining and entertaining.

Convenient In-Suite Amenities: Enjoy the ease of in-suite laundry with a stacked washer and dryer.







Wolf Willow - A Community Designed for Your Lifestyle:

Nature's Embrace: Immerse yourself in the natural beauty of Wolf Willow, with ample green spaces, easy access to the Bow River, and Fish Creek Park.

Recreation and Leisure: Enjoy a short drive to the Blue Devil Golf Course, or explore the nearby dog park.

Unparalleled Community Amenities: Benefit from complimentary access to a fully equipped gym, a courtyard with fire pits, and a bookable recreational room.

Convenient Connectivity: Navigate the city with ease via convenient transit routes (444 and 168), the Somerset-Bridlewood LRT, and quick access to Stoney Trail.

Added Convenience: Includes one titled underground parking stall and one titled storage locker.

Future-Ready Living: Explore themed parks, environmental reserves, future schools, and scenic trails along the Bow River.

Peace of Mind and Exceptional Value: Warranty: Enjoy worry-free living in your brand-new home.

Don't Miss This Limited Opportunity! This is your chance to secure a rare and luxurious living experience in Wolf Willow. Schedule your viewing today and make this exceptional condo your new home.

Built in 2024

#### **Essential Information**

MLS® # A2203618 Price \$424,900

Bedrooms 3
Bathrooms 2.00
Full Baths 2

Square Footage 840
Acres 0.00
Year Built 2024

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

### **Community Information**

Address 4213, 111 Wolf Creek Drive

Subdivision Wolf Willow

City Calgary
County Calgary
Province Alberta
Postal Code T2X 5X2

#### **Amenities**

Amenities Elevator(s), Park, Parking, Playground, Recreation Room, Visitor

Parking

Parking Spaces 1

Parking Underground

#### Interior

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

Quartz Counters, Walk-In Closet(s)

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer

Heating Baseboard

Cooling None

# of Stories 4

#### **Exterior**

Exterior Features Balcony

Construction Vinyl Siding, Wood Frame

#### **Additional Information**

Date Listed March 31st, 2025

Days on Market 37
Zoning M-2

## **Listing Details**

Listing Office Kingsland Realty

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