

# \$680,000 - 51 Wolf Hollow Street Se, Calgary

MLS® #A2218640

**\$680,000**

4 Bedroom, 3.00 Bathroom, 1,799 sqft

Residential on 0.06 Acres

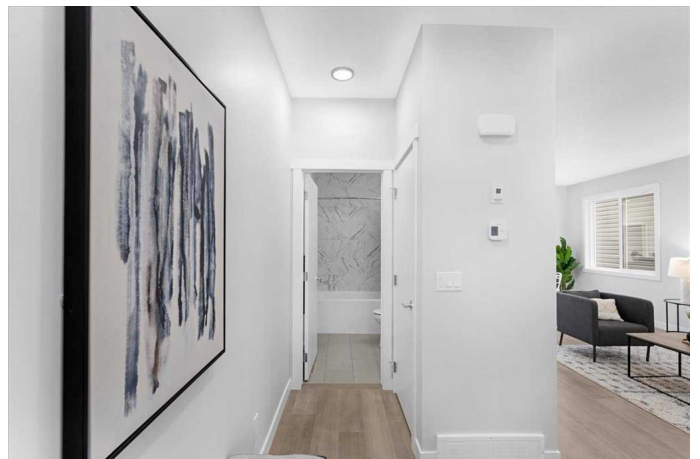
Wolf Willow, Calgary, Alberta

Welcome to your dream home in the highly sought-after community of Wolf Willow in SE Calgary! Nestled along the serene edges of Fish Creek Provincial Park and steps away from the scenic Bow River, this vibrant yet peaceful community offers the perfect blend of nature and urban living. With nearby access to walking trails, parks, golf courses, and the beautiful river valley, Wolf Willow is ideal for outdoor enthusiasts and families alike.

This thoughtfully designed home features a full bedroom and a full bathroom on the main floor—perfect for guests, multi-generational living, or use as a private home office. The open-concept main floor boasts 9-foot ceilings and a spacious L-shaped kitchen complete with a central island and walk-in pantry—ideal for entertaining and everyday functionality. Upstairs, you'll find a generously sized bonus room, a primary bedroom with a private 3-piece ensuite, and two additional bedrooms with a shared full bathroom—perfect for growing families.

The unfinished basement offers exciting potential for future development, featuring 9-foot ceilings, a separate side entry, egress windows, and a mechanical room smartly located in the corner to maximize usable space. Notable upgrades include a 200-amp electrical panel, solar panel rough-in, and tankless water heater—making this home not only functional but future-ready.

This home is perfect for first-time homebuyers and savvy investors, with its flexible layout,



desirable location, and future development potential. Don't miss your opportunity to own in one of Calgary's most promising new communities"book your showing today!

Built in 2025

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2218640    |
| Price          | \$680,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,799       |
| Acres          | 0.06        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 51 Wolf Hollow Street Se |
| Subdivision | Wolf Willow              |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T2X 5P4                  |

**Amenities**

|                |            |
|----------------|------------|
| Parking Spaces | 2          |
| Parking        | Off Street |

**Interior**

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Range, ENERGY STAR Qualified Refrigerator, Microwave Hood Fan, Washer                          |
| Heating           | Forced Air, Humidity Control, ENERGY STAR Qualified Equipment                                                              |

|              |                      |
|--------------|----------------------|
| Cooling      | None                 |
| Has Basement | Yes                  |
| Basement     | Exterior Entry, Full |

**Exterior**

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior Features | Lighting                                        |
| Lot Description   | Back Lane, Back Yard, Front Yard, Zero Lot Line |
| Roof              | Asphalt Shingle                                 |
| Construction      | Concrete, Vinyl Siding, Wood Frame              |
| Foundation        | Poured Concrete                                 |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 3             |
| Zoning         | R-G           |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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