

# \$348,900 - 2217, 111 Wolf Creek Drive Se, Calgary

MLS® #A2202136

**\$348,900**

2 Bedroom, 2.00 Bathroom, 689 sqft

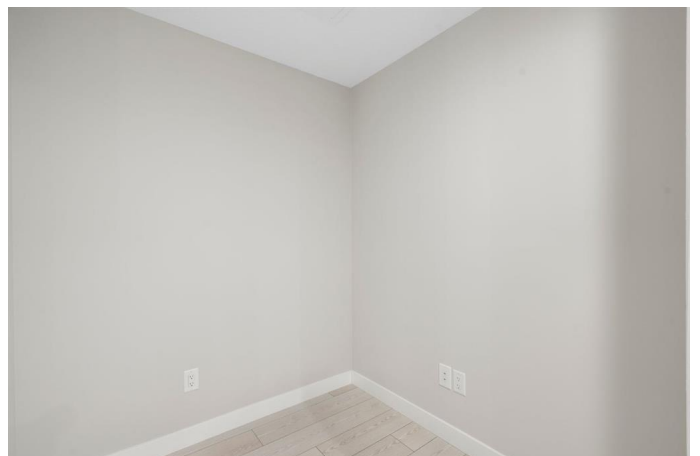
Residential on 0.00 Acres

Wolf Willow, Calgary, Alberta

Brand New 2024 Build “Never Lived In | Heated Underground Titled Parking + Storage Locker | Pet Friendly | 2 Bed + Den + 2 Bath | Gym & Party Room

Welcome to Wolf Willow, a vibrant new community where modern living meets natural beauty, nestled alongside the picturesque Bow River. This thoughtfully designed 2nd floor unit offers the perfect blend of style, comfort, and convenience, making it ideal for professionals and families alike. With easy access to major roads, schools, golfing and shopping, Wolf Willow provides a lifestyle that balances urban convenience with the tranquility of nature “whether you're exploring scenic trails, relaxing at the playgrounds, or taking a peaceful walk along the river.

Step inside to a spacious foyer with a convenient front hall closet, leading to a versatile den “perfect for a home office or creative space. The kitchen is a chef’s dream, featuring high-end stainless steel appliances, quartz countertops, and an abundance of full-height soft-close cabinetry, including a pantry for extra storage. The open-concept living area is designed for entertaining, with bedrooms strategically placed on opposite sides for added privacy. The master suite is a serene retreat, complete with a generous walk-in closet and a beautifully finished three-piece ensuite. The well-sized second bedroom is located near the elegant four-piece bathroom and in-suite laundry for ultimate convenience. Step onto



your private balcony, perfect for morning coffee or simply soaking in the fresh air.

Built in 2024

Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2202136          |
| Price          | \$348,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 689               |
| Acres          | 0.00              |
| Year Built     | 2024              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 2217, 111 Wolf Creek Drive Se |
| Subdivision | Wolf Willow                   |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T2X 5X2                       |

Amenities

|                |                                                                                                             |
|----------------|-------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center, Colf Course, Visitor Parking, Party Room                      |
| Parking Spaces | 1                                                                                                           |
| Parking        | Guest, Heated Driveway, On Street, Stall, Titled, Underground, Private Electric Vehicle Charging Station(s) |

Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Wired for Data                                 |
| Appliances        | Dishwasher, Electric Range, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |

|              |                        |
|--------------|------------------------|
| Heating      | Natural Gas, Hot Water |
| Cooling      | None                   |
| # of Stories | 4                      |
| Basement     | None                   |

### Exterior

|                   |                                     |
|-------------------|-------------------------------------|
| Exterior Features | Balcony                             |
| Roof              | Asphalt/Gravel                      |
| Construction      | Brick, Composite Siding, Wood Frame |
| Foundation        | Poured Concrete                     |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 12th, 2025 |
| Days on Market | 56               |
| Zoning         | m-2              |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

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