

\$474,900 - 902 Wolf Willow Boulevard Se, Calgary

MLS® #A2223518

\$474,900

3 Bedroom, 3.00 Bathroom, 1,266 sqft

Single Family on 0.05 Acres

Wolf Willow, Calgary, Alberta

Jayman BUILT | Limited-Time Developer Incentives â€“ Fall 2025. Exciting news! Several of our valued developer partners are stepping up to help move select inventory before year-end! From Today to November 30, buyers can take advantage of exclusive land rebates and incentives on select Jayman BUILT homes â€” without any list price reductions. Current Developer Offer: Westcreek: 5% Off Land Value â€“ \$7,645 (or \$6,255) savings. Plus, Washer/Dryer/Hunter Douglas Everwood Faux Wood blinds - windows only. These exclusive incentives are available for a limited time only and are not reflected in list prices, so reach out today for full details before theyâ€™re gone! *PREMIER TOWN HOME COLLECTION*BEAUTIFUL JAYMAN BUILT NEW HOME*SOLAR & SMART TECH*NO CONDO FEES*PARKING FOR 2 CARS* This lovely 2 story townhouse features a nice open floor plan that flows smoothly into the modern kitchen with a centralized flush eating bar, Elegant White QUARTZ counters, full pantry, Stainless Steel WHIRLPOOL appliances that includes a 25 cu ft French Door Refrigerator with icemaker, Broan Power Pack hood fan with shroud, built-in Panasonic microwave with trim kit and upgraded slide in smooth top stove, as well as a convenient half bath + nice back entry with 4x4 deck! The 2nd level offers a Primary Suite with a private 3-piece en-suite and walk-in closet, along with two additional spacious bedrooms & a full 4-piece main bath. Bonus:



Upper Laundry room that comes with a Washer and Dryer! The unfinished basement provides roughed-in plumbing & an opportunity for you to create & finish your ideal additional living space. Beautiful interior selections that include an undermount Silgranite sink & soft-close drawers. Other upgrades include a fully fenced and landscaped yard, QUARTZ counters tops in kitchen and bathrooms, professionally designed Magnolia Charm colour palette, Triple Pane Windows, 10 solar panels, BuiltGreen Canada Standard with an EnerGuide rating, UV-C ultraviolet light air purification sys tem, high efficiency furnace with Merv 13 filters & HRV unit, Navien-Brand tankless hot water heater and Smart Home Technology Solutions. Enjoy living in this beautiful new community with nature as your back drop and trails within steps of your brand new Jayman BUILT Home. This is your opportunity - Wolf Willow - only steps away from the Dog Park, ponds, parks, pathways, golf, shopping, soccer, bike paths, Bow River Valley, Fish Creek Park, transit, off-leash dog areas, and the major south expressways. Community lifestyle living that makes Wolf Willow an outstanding, safe, and secure community. (id:6289)

Built in 2024

Essential Information

Listing #	A2223518
Price	\$474,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,266
Acres	0.05
Year Built	2024
Type	Single Family

Sub-Type Freehold

Community Information

Address 902 Wolf Willow Boulevard Se
Subdivision Wolf Willow
City Calgary
Province Alberta
Postal Code T2X5R7

Amenities

Amenities Golf Course, Park, Shopping
Features Back lane, PVC window, No Animal Home, No Smoking Home
Parking Spaces 2
Parking Gravel, Other, Parking Pad

Interior

Appliances Refrigerator, Dishwasher, Stove, Microwave, Hood Fan, Window Coverings, Washer & Dryer, Water Heater - Tankless
Heating Natural gas Forced air
Cooling None
of Stories 2

Exterior

Exterior Composite Siding, Vinyl siding
Exterior Features Landscaped
Construction Wood frame
Foundation Poured Concrete

Listing Details

Listing Office Jayman Realty Inc.



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on November 4th, 2025 at 3:46pm CST