

# \$329,900 - 22 Valarosa Park, Didsbury

MLS® #A2218605

**\$329,900**

3 Bedroom, 2.00 Bathroom, 1,114 sqft

Residential on 0.03 Acres

NONE, Didsbury, Alberta

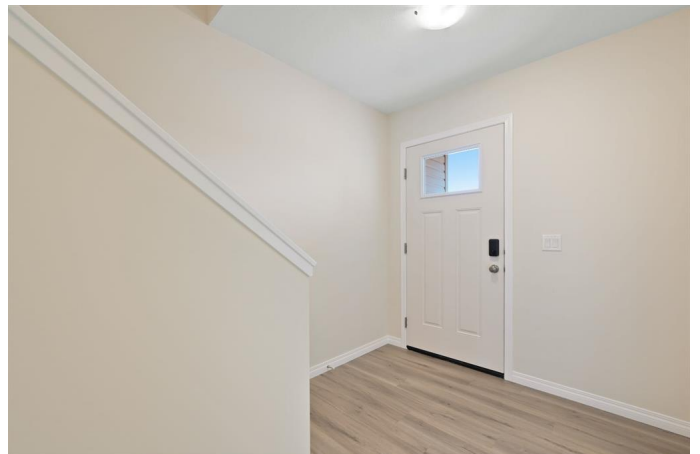
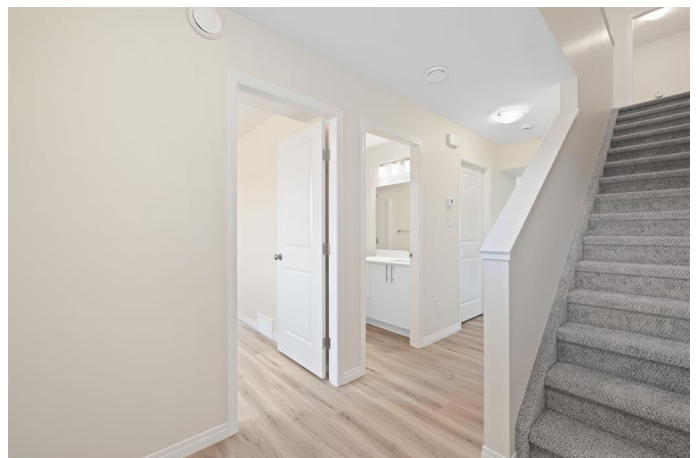
Welcome to this beautifully designed 3-bedroom, 2-bathroom townhouse in the desirable Valarosa community of Didsbury. This freehold unit offers the freedom of no condo fees or restrictions. The main floor features a spacious bedroom, a full bathroom, and an inviting great room, perfect for family gatherings, adjacent to a modern kitchen equipped with sleek stainless steel appliances, quartz countertops, and luxury vinyl plank flooring. Upstairs, you'll find two additional bedrooms, a second full bathroom, and a convenient laundry area. Both bathrooms feature quartz countertops and luxury vinyl plank flooring, adding a touch of elegance and durability throughout. Ample storage space is tucked beneath the stairs, ensuring everything has its place. Outside, enjoy serene views of a protected forest area that will never be developed, providing privacy and tranquility for years to come. The property also includes a concrete parking pad that comfortably accommodates two vehicles. Nearby, explore walking paths, a scenic pond, and a park, all within the friendly Valarosa neighborhood. This property is a perfect blend of nature, convenience, and modern living. Don't miss out on this exceptional opportunity!

Built in 2024

## Essential Information

MLS® #

A2218605



|                |               |
|----------------|---------------|
| Price          | \$329,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,114         |
| Acres          | 0.03          |
| Year Built     | 2024          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 22 Valarosa Park     |
| Subdivision | NONE                 |
| City        | Didsbury             |
| County      | Mountain View County |
| Province    | Alberta              |
| Postal Code | T0M0W0               |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Quartz Counters, Recessed Lighting                                         |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                    |
| Cooling           | None                                                                       |
| Basement          | None                                                                       |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Private Yard |
| Lot Description   | Environmental Reserve          |
| Roof              | Asphalt Shingle                |
| Construction      | Vinyl Siding                   |
| Foundation        | Slab                           |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 6th, 2025 |
| Days on Market | 4             |
| Zoning         | R5            |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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