

# \$375,900 - 406, 11010 Bonaventure Drive Se, Calgary

MLS® #A2203160

**\$375,900**

3 Bedroom, 2.00 Bathroom, 792 sqft

Residential on 0.00 Acres

Willow Park, Calgary, Alberta

Welcome to this beautifully updated 3 bedroom, 1.5 bathroom townhouse located in the highly sought after community of Willow Park. Offering the perfect combination of comfort, style, and convenience, this home is ideal for first time buyers, downsizers, investors, or anyone seeking a low-maintenance property in a prime location. Situated just across from South Centre Mall, this updated townhome boasts newer updates, fresh paint, and triple pane windows.

Upon entering, down a few stairs you will find a generously sized bedroom with ample natural light, a laundry area, and a newly updated half bathroom. Counting this square footage towards livable space puts this home at just under 1,000 SF. This level also includes your own furnace, a newer hot water tank, and additional storage under the stairs.

The main level welcomes you with an open concept living space, complete with sleek vinyl plank flooring and an open galley style kitchen. The cozy, south facing living room is filled with natural light, creating a warm and inviting atmosphere perfect for both relaxation and entertaining. The adjacent dining area offers plenty of space for family meals and gatherings. The updated kitchen is equipped with a stainless steel Ceran top stove, a full tile backsplash, a newer fridge, dishwasher, and stylish countertops with ample cabinet storage.



Upstairs, youâ€™ll discover two nice sized bedrooms and a spacious, modern 4 piece bathroom.

Step outside to your private, fenced front patio, an ideal space for outdoor entertaining or unwinding in your own personal oasis. The townhouse also includes a large, attached storage room, perfect for keeping larger belongings organized.

Located just minutes from shopping, restaurants, parks, and schools, Willow Park offers an unbeatable blend of urban convenience with a suburban feel. With easy access to major roadways, you're just a short drive from downtown Calgary and all it has to offer.

Built in 1971

**Essential Information**

MLS® #	A2203160
Price	\$375,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	792
Acres	0.00
Year Built	1971
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	406, 11010 Bonaventure Drive Se
Subdivision	Willow Park
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2J 3A8

### Amenities

Amenities	None
Parking Spaces	1
Parking	Stall, Assigned, Outside

### Interior

Interior Features	Laminate Counters, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Range, Refrigerator, Washer/Dryer, Window Coverings
Heating	Natural Gas, Mid Efficiency
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Courtyard, Private Entrance
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 5th, 2025
Days on Market	25
Zoning	M-CG

### Listing Details

Listing Office	MaxWell Canyon Creek
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