

480 Highland Close  
Strathmore, Alberta

MLS # A2218593



**\$560,000**

<b>Division:</b>	Hillview Estates		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,490 sq.ft.	<b>Age:</b>	2006 (19 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Concrete Driveway, Double Garage Attached, Driveway, Garage Faces Front		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Cul-De-Sac, Front Yard, Garden, Landscaped, Lawn, Many Trees, No Neighb		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, See Remarks, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, Laminate Counters, Pantry, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

**Inclusions:** Backyard Shed

Craving space, peace, and a place where your family can thrive &mdash; all just 30 minutes from Calgary? This 3-bedroom, 2.5-bath home in the sought-after Hillview Estates community delivers. For \$560,000, you get a massive, meticulously maintained yard, a double attached garage, plus a heated, insulated 12x25 shed with 220 power &mdash; perfect for the hobbyist, handyman, mom needing a much needed break or anyone who needs extra space. Step inside and you&rsquo;re greeted by vaulted ceilings and sunlit living spaces. The cozy gas fireplace sets the tone, while the kitchen offers stainless steel appliances, a movable island, and a perfect view of those wide-open farm fields. Upstairs, two large bedrooms and a four-piece bath give everyone room, while the primary suite treats you to a walk-in closet, private three-piece ensuite, and stunning countryside views. The basement? Ready for you to create something amazing! Set in a quiet, family-friendly neighborhood near schools, parks, the indoor and outdoor rink, the golf course, and steps from our awesome rodeo grounds, this is small-town living at its best. Homes like this don&rsquo;t come around often &mdash; let&rsquo;s get you in before it&rsquo;s gone.