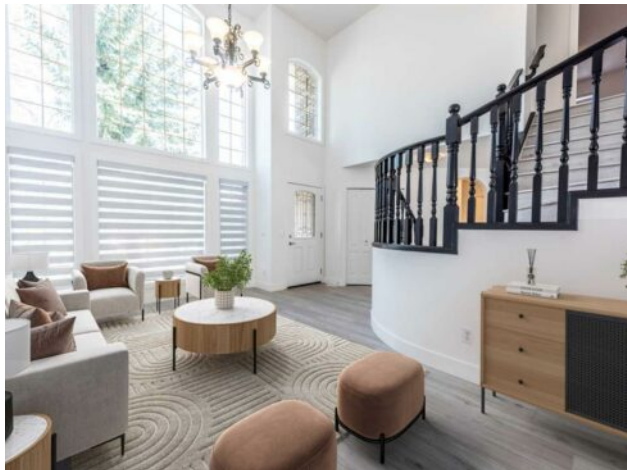


## 21 Strathridge Crescent SW Calgary, Alberta

**MLS # A2221554**


# \$925,000

<b>Division:</b>	Strathcona Park		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,129 sq.ft.	<b>Age:</b>	1997 (28 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Yard, Few Trees, Front Yard, Gentle Sloping, Landscaped, Lawn, Level		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	Public
<b>Floors:</b>	Tile, Vinyl Plank	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	Electricity Connected, Natural Gas Connected, Garbage
<b>Features:</b>	High Ceilings, Jetted Tub, Laminate Counters, No Smoking Home, Pantry, See Remarks, Soaking Tub, Storage, Walk-In Closet(s)		

**Inclusions:** Storage shed in backyard

This beautifully renovated 2-storey detached home offers over 2,100 sq ft of stylish and functional living space, nestled on a quiet, peaceful street in prestigious Strathcona Park. From the moment you arrive, the amazing curb appeal and custom architecture set the tone for what lies inside. Step inside to soaring open-to-below ceilings and a bright, sun-filled interior with large windows that flood the space with natural light. The main floor features a formal living room & dining room perfect for entertaining guests, as well as a cozy family room with a fireplace just off the kitchen &mdash; ideal for relaxing evenings at home. The updated kitchen connects seamlessly to the living spaces and includes ample cabinetry, modern finishes, and a functional layout for everyday living and hosting. Upstairs, you'll find a cozy loft-style bonus room &mdash; perfect for a home office, playroom, or media space. The primary suite is a true retreat, offering a spa-inspired ensuite, walk-in closet, and plenty of room to unwind. Two additional bedrooms and a full bath complete the upper level. Enjoy Calgary's sunshine in your large south-facing backyard, complete with a multi-level deck &mdash; perfect for outdoor dining, entertaining, and family fun. The unfinished basement offers a blank canvas for your creative vision, whether you're planning a gym, rec room, or even more living space. This home has seen numerous recent upgrades and has been lovingly maintained, offering a move-in-ready opportunity in a well-established neighbourhood. Located near top-rated public and private schools, parks, pathways, and all the amenities of Calgary's west side, this is a fantastic opportunity to get into the upscale community of West Strathcona Park. Don't miss your chance to call this bright, stylish, and spacious home your own &mdash; book your private

showing today!