

22 Greenview Crescent  
Strathmore, Alberta

MLS # A2212808



\$550,000

Division:	Green Meadow		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,103 sq.ft.	Age:	1995 (30 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached, Heated Garage, RV Access/Parking		
Lot Size:	0.21 Acre		
Lot Feat:	Back Yard, Conservation, Cul-De-Sac, Front Yard, Landscaped, Lawn, Pie Sh		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Walk-Out To Grade	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Built-in Features, High Ceilings, Kitchen Island, See Remarks, Storage, Vaulted Ceiling(s)		

Inclusions: N/A

This charming three-bedroom bi-level home is tucked away on a quiet cul-de-sac in the heart of Greenview Meadows. Situated on a massive pie-shaped lot, the property offers an oversized, heated double detached garage, dedicated RV parking, a huge garden area, and plenty of space to build a second garage, workshop, or more. The home itself features a fully developed lower level with a separate entrance &mdash; perfect for extended family, guests, or potential rental income. Ideally located just minutes from Brent Boulevard, you&rsquo;ll enjoy quick access to a wide range of community amenities. Nearby are several schools including Westmount Elementary, Strathmore High School, Sacred Heart Academy, and Holy Cross Collegiate. The regional hospital is also close by, along with fantastic recreation options such as the Strathmore Family Centre Arena, Aquatic Centre, and Motor Products Sports Centre. Shopping, dining, and everyday services are just minutes away in downtown Strathmore and nearby retail centres. This is a rare opportunity that blends space, functionality, and location &mdash; perfect for families, hobbyists, or anyone looking to put down roots in a vibrant community. FEATURES INCLUDE: -- VAULTED ceilings -- TWO fireplaces -- SEPERATE entrance to basement -- HUGE south/westerly deck -- UPGRADED mechanicals -- AIR conditioning -- PLUS newly shingled in 2024. Don&rsquo;t miss out on this very special home and very special property. REACH out to your favorite Real Estate Agent --or&mdash;come by our OPEN House Saturday and Sunday from 1:30 PM to 4:00 PM. \*\*\* DON&rsquo;T miss out on this one &mdash; come and CHECK-it-OUT!!