

\$624,900 - 9 Stradwick Place Sw, Calgary

MLS® #A2127568

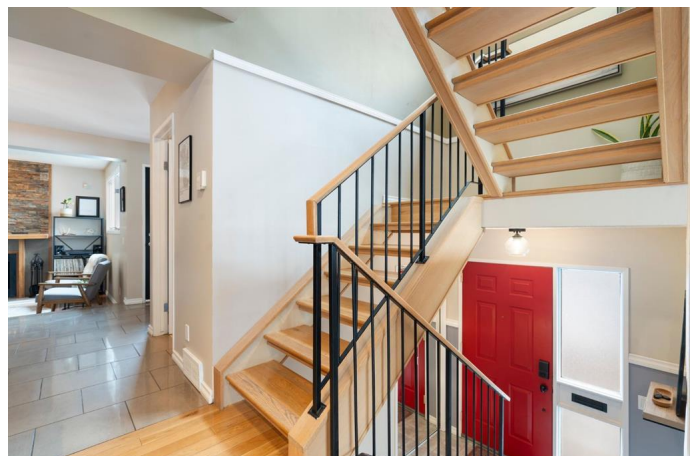
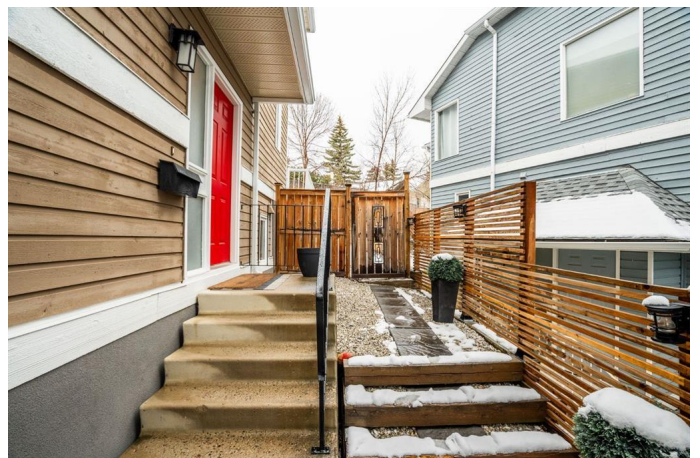
\$624,900

3 Bedroom, 3.00 Bathroom, 1,745 sqft

Residential on 0.08 Acres

Strathcona Park, Calgary, Alberta

Welcome home to this meticulously maintained gem nestled on a tranquil cul-de-sac, offering the perfect blend of convenience and serenity. This home is filled with modern upgrades and fixtures, most notably a brand-new roof (April 2024), refreshed bathrooms and gorgeous landscaping across the whole property. Situated quietly among ravines, walking paths, and sought after elementary schools, this home is also uniquely connected to key amenities with Downtown and nearby shopping centers only 10mins away, and the C-train, Edworthy park and Calgary's greenway pathway system all within walking distance. The moment you step inside you'll discover impeccable hardwood floors throughout the living spaces, complemented by tasteful accents of natural stone and a stunning cappuccino marble backsplash. The main floor's open concept flows seamlessly and welcomes you with an abundance of natural light, featuring a spacious living room and dining area complete with patio doors to your outdoor balcony. Delight in the culinary pleasures prepared in the well-appointed kitchen, boasting ample wood cabinetry, modern appliances, and granite counters. Unwind in the warmth of the family room and bask in the glow of the stone backed wood-burning fireplace. Convenience is key with the main floor laundry and powder room, providing easy access to the deck and large fenced yard that is going to be your



summer oasis. A stone pathway leads you to a dreamy white stone fire pit area complete with a lush pergola and matching wooden seating and swinging bench. It is absolutely perfect for outdoor gatherings and summer barbecues. Retreat upstairs to discover the expansive primary suite, complete with built-in closets and an updated ensuite bathroom, providing a private sanctuary for relaxation and rejuvenation. Two additional well-proportioned bedrooms and a bathroom offer comfort and convenience for family members and all of your incoming guests. The finished basement adds as a valuable space that could be used for a gym, recreation room, or teen hangout, catering to the diverse needs of modern families. Don't miss the opportunity to make this impeccably maintained residence your forever home. Schedule your showing today and start envisioning the possibilities!

Built in 1982

Essential Information

MLS® #	A2127568
Price	\$624,900
Sold Price	\$687,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,745
Acres	0.08
Year Built	1982
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	9 Stradwick Place Sw
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Subdivision	Strathcona Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 1T3

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway

Interior

Interior Features	Breakfast Bar, Built-in Features, Kitchen Island, No Smoking Home, Open Floorplan, Stone Counters
Appliances	Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Playground, Private Yard
Lot Description	Back Yard, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 2nd, 2024
Date Sold	May 6th, 2024
Days on Market	4
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Complete Realty
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