

\$875,000 - 15 Strathaven Circle Sw, Calgary

MLS® #A2146330

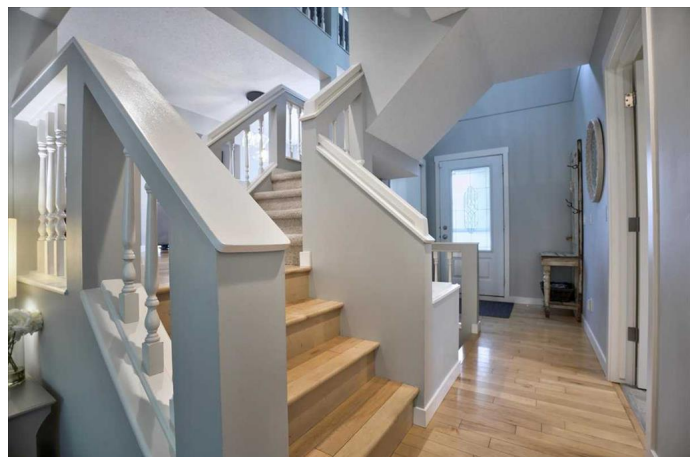
\$875,000

4 Bedroom, 3.00 Bathroom, 2,119 sqft

Residential on 0.12 Acres

Strathcona Park, Calgary, Alberta

Welcome to your renovated dream home in the heart of Strathcona, where luxury meets practicality. This exquisite four-level split home offers numerous upgrades and an abundance of space, perfect for families and entertainers alike. This home has been thoughtfully upgraded, ensuring a modern and comfortable living experience for you and your family. With four spacious bedrooms and three well-appointed bathrooms, this home provides ample space and privacy for everyone. The open concept main floor seamlessly connects the living, dining, and kitchen areas, creating a bright and inviting space for everyday living and entertaining. The heart of the home is an expansive white kitchen featuring new stainless-steel appliances (installed in 2022) and a large island, perfect for meal prep and gatherings. Enjoy your morning coffee in the cozy breakfast nook with stunning views of the large, private west-facing backyard. The formal living room boasts a focal river rock wood-burning fireplace, adding warmth and character to the space. Off the living room is a large formal dining room, ideal for hosting dinner parties and family gatherings. The entrance level features a spacious family room, a convenient powder room, and a large laundry room, offering additional living and functional space. The upper level houses two spacious bedrooms and an updated 4-piece bathroom, ensuring comfort and convenience for family members and guests. The top level is home to the perfect bonus room and a



king-sized master suite with a walk-in closet and a beautiful 5-piece ensuite, providing a private retreat within the home. The large backyard is a true oasis, featuring a huge deck (stained in 2021) and a beautifully maintained fence, providing the perfect setting for outdoor relaxation and entertaining. The oversized garage (29'3 x 21'2) is a true standout feature, designed to fit any full-size truck, offering ample space for all your vehicles and storage needs. Other upgrades include: interior paint, base and case, new flooring in laundry and bathrooms 2019 . 3 small front windows, bonus room windows and dining room triple pane windows replaced in 2019, master bedroom in 2022 .New high eff furnace 2017, high eff A/C 2022, exterior repainted 2023, reseal and replace front deck, spray foam sections of garage 2023, new 60 gallon hot water tank 2023, class 4 impact roof 2024. Located in the desirable Strathcona neighborhood, this home is close to the best schools, pathways, and just a 10-minute drive to downtown, offering both tranquility and accessibility. Back on the Market, due to financing.

Built in 1985

Essential Information

MLS® #	A2146330
Price	\$875,000
Sold Price	\$842,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,119
Acres	0.12
Year Built	1985
Type	Residential

Sub-Type	Detached
Style	4 Level Split
Status	Sold

Community Information

Address	15 Strathaven Circle Sw
Subdivision	Strathcona Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2G4

Amenities

Parking Spaces	4
Parking	Additional Parking, Double Garage Attached, Driveway, Oversized

Interior

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Partial

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Lawn, Landscaped, Many Trees, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Wood

Additional Information

Date Listed	July 4th, 2024
Date Sold	July 25th, 2024

Days on Market	21
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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