



GRASSROOTS

REALTY GROUP

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**26 Strathford Close
Strathmore, Alberta**

MLS # A2326958

\$519,000



Division:	Strathaven		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,185 sq.ft.	Age:	2001 (25 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, High Ceilings, Open Floorplan, Vaulted Ceiling(s)		

Inclusions: underground sprinklers

Welcome to this beautifully maintained bungalow located on a quiet close in the family-friendly community of Strathaven. Offering over 2,100 sq. ft. of developed living space, this home combines functionality, comfort, and a backyard you'll enjoy all summer long. The bright and inviting main floor features vaulted ceilings, large windows that fill the home with natural light, and a spacious living room complete with a cozy gas fireplace. The kitchen offers plenty of cabinetry and workspace and opens to the dining area with direct access to the upper deck, making it ideal for everyday living and entertaining. The main level includes a generous primary bedroom with a private ensuite, two additional bedrooms, and a full bathroom. The fully developed lower level provides exceptional additional living space with a large family room, games area, two more bedrooms, and another bathroom, offering flexibility for growing families, guests, or a home office setup. Step outside to enjoy the beautifully landscaped with underground sprinklers and private backyard retreat, featuring mature trees, multiple outdoor living areas, and plenty of space to relax or entertain. The drywalled, insulated double detached garage is perfect for vehicles, hobbies, or workshop space. Located within walking distance to schools, parks, recreation facilities, and the hospital, this home offers the perfect combination of small-town living and everyday convenience. Move-in ready and lovingly maintained, this is a fantastic opportunity to call Strathmore home.