



# 41 Strabane Place Calgary Alberta

\$899,900

Welcome to this wonderful two-storey walkout home located in the highly sought-after neighbourhood of Strathcona Park. Perfectly positioned at the bottom of a quiet cul-de-sac, this property offers privacy and tranquility on a large pie-shaped lot that backs onto a serene ravine, providing a peaceful retreat right in your backyard. Spanning over 2,400 square feet above grade, step inside to discover the charm and potential of this home. The main floor boasts beautiful hardwood floors that lead to a cozy family room, complete with a wood-burning fireplace--perfect for cozying up on cool evenings. The functional layout is ideal for entertaining, featuring a formal living and dining room as well as a bright dining nook, which is just off the updated kitchen. The kitchen includes newer stainless steel appliances, plenty of counter space, and overlooks the southeast-facing backyard, flooding the room with natural light. Work from home in style in the large office space on the main level, complete with custom built-in cabinets that provide plenty of storage and a professional atmosphere. A powder room and spacious laundry room/mud room complete the main level. Upstairs, you'll find three generously sized bedrooms. The primary suite is a true retreat, offering a large space to relax and unwind, complete with an ensuite bathroom that has been thoughtfully renovated and access to the large balcony that spans the entire length of the home. The two additional bedrooms share a modern, renovated full bathroom, perfect for family or guests. The walkout basement offers even more space to grow and customize to your liking. With a full bathroom, an additional bedroom and a huge storage room, this level is the perfect spot for a future recreation room, gym or media space--just waiting for your personal touch. Whether you're looking to move in right away or envision your dream home wit...

Primary Bedroom 24.50 Ft x 13.33 Ft

4pc Bathroom 8.67 Ft x 4.92 Ft

Bedroom 12.42 Ft x 10.92 Ft

Bedroom 11.08 Ft x 12.92 Ft

4pc Bathroom 8.67 Ft x 8.67 Ft

Bedroom 10.00 Ft x 9.00 Ft

Recreational, Games room 15.67 Ft x 12.00 Ft

Kitchen 10.92 Ft x 10.92 Ft

Breakfast 10.92 Ft x 6.42 Ft

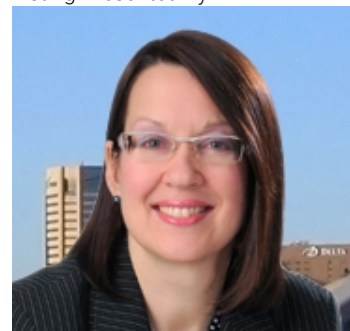
Living room 19.42 Ft x 14.50 Ft

Dining room 12.25 Ft x 9.92 Ft

Family room 19.67 Ft x 13.67 Ft

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Listing Presented By:



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(CENTRAL)**

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3pc Bathroom 8.33 Ft x 4.00 Ft  
Family room 17.92 Ft x 13.42 Ft

2pc Bathroom 4.92 Ft x 4.92 Ft  
Office 18.33 Ft x 11.33 Ft