

# \$1,090,000 - 53 Strathlea Grove Sw, Calgary

MLS® #A2185374

**\$1,090,000**

5 Bedroom, 4.00 Bathroom, 2,149 sqft  
Residential on 0.08 Acres

Strathcona Park, Calgary, Alberta

This meticulously renovated 5-bedroom, 4-bathroom home is situated on a spacious pie-shaped lot in a desirable cul-de-sac in Calgary. It features numerous upgrades, including a modern kitchen with high-end stainless steel appliances, new toilets, luxurious LVP flooring, fresh paint, upgraded windows and blinds, and a new hot water tank.

The main floor welcomes you with an open foyer and a contemporary design, which includes a dedicated office/den, a bathroom, and a sizeable mudroom that connects to the double garage. The expansive kitchen boasts a large island, quartz countertops, sleek cabinetry, a corner pantry, and a bright dining area with large windows overlooking the beautifully landscaped backyard and an inviting patio that features built-in seating—perfect for gatherings.

Enjoy cozy evenings in the spacious living room, complete with a fireplace, or unwind on your private patio surrounded by mature trees and serene landscaping. The generous outdoor space, including a large deck with a gas line for BBQs, makes hosting parties a breeze.

Upstairs offers a bright bonus room featuring large windows, a charming window seat with a stunning view, and ample bookshelf storage. The primary bedroom includes a walk-in closet and a luxurious 5-piece ensuite bathroom. Two



additional bedrooms provide plenty of storage and share a separate full bathroom.

The basement enhances the home with a roomy living area equipped with a fireplace and gym space, two additional bedrooms, a full bathroom, and convenient in-suite laundry.

Located near reputable schools like Webber Academy and Rundle College, and within walking distance to Roberta Bondar Elementary School and Aspen Landing Shopping Centre, this home offers unbeatable accessibility to all parts of the city and the mountains via the new Stoney Trail. Don't miss the chance to book a showing and experience this beautiful home for yourself!

Built in 2002

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2185374    |
| Price          | \$1,090,000 |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,149       |
| Acres          | 0.08        |
| Year Built     | 2002        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 53 Strathlea Grove Sw |
| Subdivision | Strathcona Park       |
| City        | Calgary               |
| County      | Calgary               |

Province Alberta  
Postal Code T3H5C5

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features No Animal Home, No Smoking Home, High Ceilings  
Appliances Dishwasher, Dryer, Garage Control(s), Refrigerator, Washer, Window Coverings, Electric Stove, Microwave, Range Hood  
Heating Forced Air  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 2  
Fireplaces Gas  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Private Yard  
Lot Description Cul-De-Sac, Irregular Lot  
Roof Asphalt Shingle  
Construction Stone, Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed January 4th, 2025  
Days on Market 69  
Zoning R-G

### Listing Details

Listing Office TREC The Real Estate Company

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