



GRASSROOTS
REALTY GROUP

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1069 Hillcrest Manor Estates Strathmore, Alberta

MLS # A2219870



\$985,000

Division:	Hillview Estates		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,462 sq.ft.	Age:	2014 (11 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.20 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Front Yard, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, See Remarks, Walk-Out To Grade	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Double Vanity, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Stone Counters, Walk-In Closet(s)		

Inclusions: fridge, downstairs, curtains, TV mounts, underground sprinklers

Welcome to this stunning 2-storey home that blends Traditional modern elegance with thoughtful functionality. Nestled on a massive lot and backing onto serene green space, this property offers privacy, beauty, and tonnes of space to live and entertain. Step inside to discover a custom built open-concept layout featuring gorgeous oak flooring and custom built-ins throughout. The bright and airy white kitchen is a showstopper, complete with a spacious island perfect for casual meals or gathering with friends. Built-in speakers (inside and out) set the mood whether you're hosting or relaxing. Upstairs, you'll find three generously sized bedrooms, including a luxurious primary suite with a spa-like 5-piece ensuite and a walk-in closet. The convenience of an upper-floor laundry room — complete with a sink — makes everyday living easy. The fully finished walkout basement with 2 more bedroom and a gym and wet bar provides even more space to spread out, offering flexible living areas that open to the expansive backyard. A covered patio, big shed with electrical, and ample green space make outdoor living effortless year-round. The upgrade of inflow heat make this basement enjoyable and comfortable all year long! This home has tonnes of storage - the well thought out design is perfect for any family, including the main floor lockers and mud room, walk through pantry, all bedroom have walk in closets- gym could be another bedroom if needed- Additional highlights include: In Floor heat in Over sized Double attached garage Central air conditioning Built-in lockers and amazing storage throughout Brand new roof and siding for peace of mind This home checks all the boxes — stylish, spacious, and move-in ready. All that's left to do is enjoy it.

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