



**1053 Hillcrest Manor Estates  
Strathmore, Alberta**

**MLS # A2284330**



**\$1,200,000**

<b>Division:</b>	Hillview Estates		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,864 sq.ft.	<b>Age:</b>	2008 (18 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 2 half
<b>Garage:</b>	Double Garage Attached, Oversized		
<b>Lot Size:</b>	0.26 Acre		
<b>Lot Feat:</b>	Back Yard, Backs on to Park/Green Space, Low Maintenance Landscape, No		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame, Wood Siding	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**Features:** Bar, Bookcases, Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, No Smoking Home, Quartz Counters, See Remarks, Separate Entrance, Storage, Vaulted Ceiling(s), Walk-In Closet(s)

**Inclusions:** Beverage refrigerator (x3), basement freezer, alarm system

Welcome to this beautifully updated bungalow in the desirable community of Hillview Estates. Built in 2008 & extensively renovated in 2024/2025, this exceptional home offers over 3400 sf developed space with a fully finished walkout basement. Meticulously maintained & smoke-free, the property combines thoughtful design, high-end finishes, & modern upgrades throughout. The bright main floor features vaulted & coffered ceilings, new luxury vinyl plank flooring, new carpet, & upgraded LED lighting. The welcoming entry includes a walk-in closet & elegant glass railings. A private main floor den with custom desk & built-in cabinetry provides an ideal home office. The fully renovated kitchen is designed for both everyday living & entertaining, featuring custom cabinetry, a custom backsplash, pull-out pantry, reverse osmosis system, & a stunning apron sink imported from Turkey. Premium appliances include Cafe Series ovens, a JennAir 48" six-burner gas range with custom hood, JennAir refrigerator, & Bosch dishwasher. The dining area is surrounded by windows & opens through garden doors to the deck. A walkthrough "butlers" pantry adds exceptional functionality with a beverage refrigerator, built-in ice maker, microwave, coffee bar, recycling centre, & additional storage. The inviting living room features a new gas fireplace, custom built-in shelving & storage, & surround sound speakers. The private main floor primary suite offers a garden door to the deck, a spacious walk-in closet with custom built-ins, & a luxurious 5-piece ensuite with soaker tub, separate shower, & Toto bidet toilet. Additional main floor highlights include a powder room & upgraded laundry room with new LG ThinQ washer/dryer (2025), raised storage, & extra cabinetry. The fully finished walkout basement provides excellent additional living space with a large entertainment area featuring

surround sound & custom bar with sink, glass rinser, & beverage fridge. Three spacious bedrooms with large windows & generous closet space, a 4-piece bathroom, an additional half bath, & a dedicated workout room with glass sliding doors, mirrors, & rubber flooring. A pantry, IT room, & ample storage complete the lower level. Outdoor living is designed for entertaining with an extended deck featuring glass railings, a gas fireplace seating area, granite eating bar, dining space, & dedicated BBQ area. Duradek flooring, privacy glass, three gas outlets, & a pergola with remote-controlled sunscreen. The lower patio includes a large hot tub with privacy glass. The beautifully landscaped yard features mature trees & shrubs, a firepit area with custom black stone landscaping, underground sprinklers, a shed, & direct access to the WID walking path. Major upgrades include a tankless water heater (2024), new furnace & A/C (2025), asphalt shingles (2025), new vinyl siding on three sides (2025), new gutters (2025), GEM exterior lighting. Finally, a heated 21'4" x 24' garage with epoxy coating, oversized parking pad for three vehicles.