



**420 Strathcona Circle  
Strathmore, Alberta**

**MLS # A2292181**



**\$339,900**

<b>Division:</b>	Strathaven		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,363 sq.ft.	<b>Age:</b>	2017 (9 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.03 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 328
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Stucco, Wood Frame	<b>Zoning:</b>	R3
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Granite Counters, High Ceilings, Open Floorplan		

**Inclusions:** N/A

Perfect for First-Time Buyers Looking For A Rural Lifestyle With Modern Comforts Why settle for ordinary when you can own a stylish, modern townhome that offers the perfect balance of small-town charm and everyday convenience? This beautiful home features a front-attached garage and parking apron, giving you both practicality and curb appeal. Step inside to a spacious front entry where you can head down to the finished walkout basement or up to the bright and welcoming main living area. The split-level design creates an open, airy feel with high ceilings and large patio doors that fill the space with natural light and lead to a covered balcony—a perfect spot to enjoy your morning coffee or unwind in the evening. A few steps up, you’ll find the open dining area and modern kitchen, thoughtfully designed for today’s lifestyle. The kitchen features granite countertops, a sleek black and black stainless steel appliance package, and plenty of space for cooking, gathering, and entertaining friends and family. A convenient 2-piece bathroom completes the main level. Upstairs, there are three spacious bedrooms, including a comfortable primary suite with his and her closets and private 4-piece ensuite, plus an additional full bathroom for family or guests. The finished walkout basement offers flexible space—perfect for a games room, home office, workout area, or cozy media space. Laundry is conveniently located on this level as well. The drywalled and insulated attached garage provides secure access directly into the home, making everyday living easy year-round. If you’ve been dreaming of homeownership in a welcoming community while still being close to schools, shopping, dining, and everyday amenities, this home is the perfect place to start. Stop renting and start building your future—book your

private showing today!