



**164 Cambria Road
Strathmore, Alberta**

MLS # A2136911



\$574,900

Division:	Cambridge Glen		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,126 sq.ft.	Age:	1995 (29 yrs old)
Beds:	5	Baths:	3
Garage:	220 Volt Wiring, Alley Access, Double Garage Detached, Insulated, See Rem		
Lot Size:	0.01 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Fruit Trees/Shrub(s), Lawn, Low Maintenance		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Brick, Concrete, See Remarks, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Ceiling Fan(s), Central Vacuum, High Ceilings, Jetted Tub, Kitchen Island, Pantry, Quartz Counters, See Remarks, Vaulted Ceiling(s)		
Inclusions:	Security System, TV brackets 4, work benches, Storage in garage, Shed in back yard		

Welcome to the picturesque community of Cambridge Glen in Strathmore! This turnkey home boasts impressive curb appeal with maintenance-free landscaping and a front deck perfect for enjoying morning coffee while soaking in the east-facing sunrises. Step inside to find a charming living room with vaulted ceilings, built-in bookshelves, and stunning tigerwood hardwood floors throughout. The upgraded kitchen features white cabinetry, quartz countertops, ample counter space, and a functional layout. Step out the back door to discover your private yard oasis, complete with a tiered deck and meticulously landscaped grounds, ideal for family gatherings and quiet relaxation. With over 2171 square feet of total developed living space, this home offers plenty of room to stretch out and unwind. Upstairs, three spacious bedrooms await, including a master retreat with room for a king-sized bedroom set. Both the main bathroom and en-suite have been recently renovated, offering bright and spacious accommodations. Descend a few steps to the third level, where you'll find a cozy family room with a corner gas fireplace, perfect for movie nights. An additional bedroom, ideal for a teen or home office, along with a 4pc bathroom, completes this level. The fourth level offers yet another bedroom, bringing the total to five, making it perfect for larger families. The basement features a laundry room and a spacious area that could be used as a workshop or art space. Outside, the large west-facing backyard is beautifully maintained, with a tiered deck and a natural gas BBQ line, ideal for entertaining. The double-detached garage provides ample space for vehicles or a work area, complete with a 220-volt plug. With numerous renovations completed, including a newer kitchen, new bathrooms, new windows, and all the poly B removed, this home is truly move-in ready. Don't miss out on the

opportunity to call this gem your own! Be sure to ask your agent for a list of all renovations in the agent supplements for a complete list of what you get with this amazing Home!"