

# \$685,000 - 17 Strathcona Crescent Sw, Calgary

MLS® #A2212394

**\$685,000**

3 Bedroom, 3.00 Bathroom, 1,476 sqft  
Residential on 0.06 Acres

Strathcona Park, Calgary, Alberta

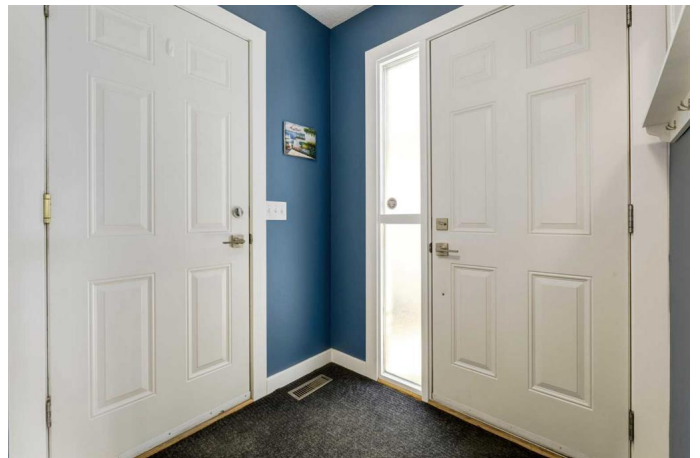
OPEN HOUSE - Sat Apr 19

(11-1pm)\*\*Welcome to this extensively renovated family home in the highly desirable community of Strathcona Park! Perfectly situated on a quiet street, this move-in ready home offers the ideal blend of modern updates, thoughtful design, and unbeatable location.

Step inside and youâ€™ll immediately appreciate the fresh, modern feel â€“ the entire interior was professionally painted in 2025, complementing the warm bamboo flooring throughout the main level. The kitchen has been beautifully updated with quartz countertops and stainless steel appliances, making it the heart of the home for family gatherings and entertaining.

Upstairs offers three spacious bedrooms, including a massive primary retreat with a fully renovated ensuite and a large closet. Two additional guest bedrooms and another stunningly renovated full bathroom complete the upper level â€“ perfect for kids, guests, or a home office setup.

The updated walkout basement is a rare find â€“ drenched in natural light thanks to the South-facing backyard, and featuring a cozy wood-burning fireplace for those winter nights. Youâ€™ll also love the incredible amount of storage space down here, with endless options for future development or keeping your



life organized.

Outside, the backyard has been extensively landscaped and is truly a private retreat – basking in sunshine year-round and designed for maximum enjoyment. Major recent upgrades include a new roof (2021), fully renovated bathrooms (2025), sealed driveway (2024), new furnace motor (2024), updated kitchen appliances, and much more!

Additional features include an attached double garage, a walkout basement, and walking distance to everything Strathcona Park is known for – top-rated schools, walking paths, ravines, parks, and Calgary’s expansive bike path system. Plus, quick access to downtown and the LRT make this the ultimate family-friendly location.

Homes like this don’t come up often – and when they do, they don’t last long!

Built in 1981

**Essential Information**

MLS® #	A2212394
Price	\$685,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,476
Acres	0.06
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	17 Strathcona Crescent Sw
Subdivision	Strathcona Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 1K9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Quartz Counters, Recessed Lighting, Storage
Appliances	Dishwasher, Microwave, Range, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Garden
Lot Description	Back Yard, Garden, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 17th, 2025
Days on Market	2
Zoning	R-CG

### Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is

deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLS®®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.