\$609,900 - 8 Strathclair Rise Sw, Calgary

MLS® #A2208169

\$609,900

3 Bedroom, 3.00 Bathroom, 1,186 sqft Residential on 0.11 Acres

Strathcona Park, Calgary, Alberta

This spacious 4-level split home in the desirable Strathcona Park community offers nearly 2300 sq ft of developed space and is located close to ravine walking paths, playgrounds, schools, and transit, with easy access to downtown and the mountains. The main floor features a sunny open living and dining area, a kitchen with updated granite counters and stainless steel appliances, and a cozy breakfast nook. Upstairs, the large master bedroom includes ample closet space and a 3-piece en-suite with a newer vanity, while the second bedroom and renovated third bedroom share a modern family bathroom. The lower level offers a huge family room with a wood-burning fireplace and patio doors leading to the yard, plus a powder room and laundry area. The developed basement provides space for a rec room or media room, ready for your personal touch. Recent updates include new carpet and vinyl plank flooring, and spray foam insulation in the attic to help reduce energy bills, furnace replaced in 2021, Hot water heater replaced in 2022. The good-sized yard features a patio area, with a terraced space perfect for a deck. With a single carport, parking for three cars, and a quiet street, this home offers both comfort and convenience. Don't miss outâ€"schedule a viewing today!







Built in 1979

Essential Information

MLS® # A2208169 Price \$609,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,186
Acres 0.11
Year Built 1979

Type Residential
Sub-Type Detached
Style 4 Level Split

Status Active

Community Information

Address 8 Strathclair Rise Sw

Subdivision Strathcona Park

City Calgary
County Calgary
Province Alberta
Postal Code T3H 1G4

Amenities

Parking Spaces 2

Parking Carport, Covered, Front Drive

Interior

Interior Features Granite Counters, No Animal Home, No Smoking Home

Appliances Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer,

Window Coverings

Heating Forced Air, Natural Gas

Cooling Other
Fireplace Yes
of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Finished, Partial

Exterior

Exterior Features Private Yard

Lot Description Pie Shaped Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 2nd, 2025

Days on Market 2

Zoning R-CG

Listing Details

Listing Office First Place 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.