

\$649,999 - 7 Strathearn Rise Sw, Calgary

MLS® #A2249852

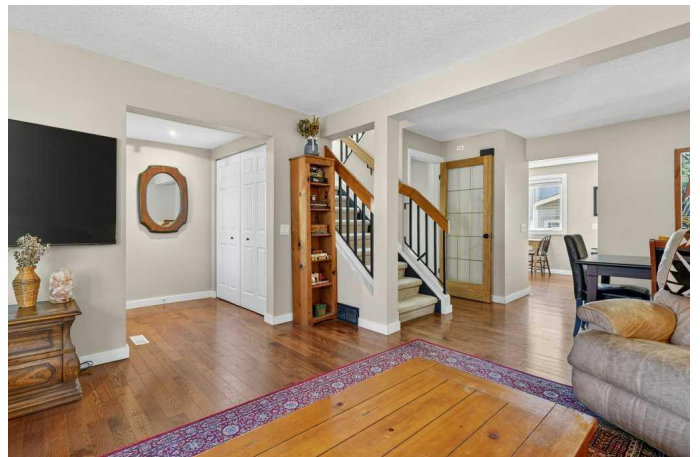
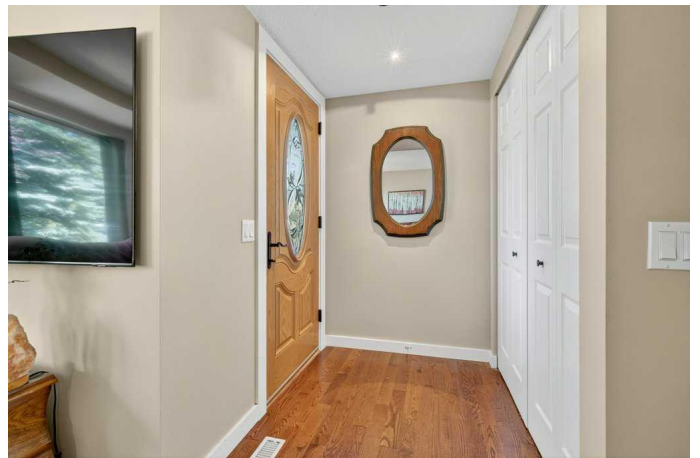
\$649,999

4 Bedroom, 3.00 Bathroom, 1,342 sqft

Residential on 0.07 Acres

Strathcona Park, Calgary, Alberta

Nestled in on a quiet no through street. This well-maintained home tucked away in the desirable community of Strathcona Park is perfect for anyone looking to take advantage of Southwest Calgary. Offering the perfect balance of tranquility and convenience, this location is within walking distance to parks, schools, playgrounds, off-leash areas, Strathcona Ravine Park, the LRT, with quick access to Bow Trail, Sarcee Trail, and downtown. Walking into the house you will be greeted by a large family room. Also on the main level is a dining area leading into a spacious eat in kitchen with a sunny south view overlooking the very low maintenance back yard, with tons of decking and a sunken in fire pit. Heading upstairs you'll pass a cozy office nook area. You'll then be welcomed by 3 spacious bedrooms with views of the city skyline from the master. Heading downstairs you'll find the 4th bedroom with an ensuite. Also in the basement you will find another family area, along with storage and laundry room. This property has been thoughtfully updated over the years with new shingles and skylight (2016), 3 new front windows (2024), and a new garage roof and gutters (2025). A recently planted Muckle plum tree (2025) adds a perfect charm to the yard. This home also is equipped with Vacuflow, a jacuzzi tub in the basement, and plenty of natural light. The exterior is complete with a heated two-car detached garage, providing year-round comfort and functionality. With a



quiet setting, a strong list of upgrades, and excellent access to amenities, this home is a fantastic opportunity in one of Calgary’s most established communities.

Built in 1981

Essential Information

MLS® #	A2249852
Price	\$649,999
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,342
Acres	0.07
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	7 Strathearn Rise Sw
Subdivision	Strathcona Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 1R5

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Recessed Lighting
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings

Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Few Trees, Rectangular Lot
Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 22nd, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	Royal LePage Mission Real Estate
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