



THE
A-TEAM

**RE/MAX
FIRST**

436 STRATHCONA Mews, Calgary T2H 1W4

MLS®#: **A2173950**

Area: **Strathcona Park**

Listing Date: **10/18/24**

List Price: **\$699,900**

Status: **Pending**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Calgary**
Year Built: **1983**

Finished Floor Area

Abv Sqft: **1,909**
Low Sqft:
Ttl Sqft: **1,909**

Lot Information

Lot Sz Ar: **5,769 sqft**
Lot Shape:

DOM

11
Layout
Beds: **4 (3 1)**
Baths: **2.5 (2 1)**
Style: **4 Level Split**

Access:

Lot Feat: **Cul-De-Sac,Private**
Park Feat: **Single Garage Attached**

Parking

Ttl Park: **5**
Garage Sz: **1**

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Forced Air,Natural Gas**
Sewer:
Ext Feat: **BBQ gas line,Private Yard,Storage**

Construction: **Brick,Vinyl Siding,Wood Frame**
Flooring: **Carpet,Hardwood,Tile,Vinyl**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Electric Range,Microwave Hood Fan,Refrigerator,Washer/Dryer,Window Coverings**
Int Feat: **No Smoking Home,Vaulted Ceiling(s),Vinyl Windows**
Utilities:

Room Information

Room	Level	Dimensions
2pc Bathroom	Lower	8`10" x 4`4"
Breakfast Nook	Main	10`5" x 5`9"
Family Room	Lower	28`7" x 14`1"
Laundry	Lower	8`10" x 4`4"
3pc Ensuite bath	Second	4`10" x 8`0"
Bedroom	Second	10`11" x 7`4"
Bedroom - Primary	Second	13`8" x 14`0"

Room	Level	Dimensions
Bedroom	Lower	10`5" x 9`1"
Dining Room	Main	13`0" x 9`9"
Kitchen	Main	10`5" x 10`6"
Living Room	Main	15`9" x 15`9"
5pc Bathroom	Second	8`5" x 7`7"
Bedroom	Second	12`3" x 10`6"
Game Room	Basement	27`2" x 22`11"









