

# \$620,000 - 66, 39 Strathlea Common Sw, Calgary

MLS® #A2215757

**\$620,000**

3 Bedroom, 3.00 Bathroom, 2,070 sqft

Residential on 0.06 Acres

Strathcona Park, Calgary, Alberta

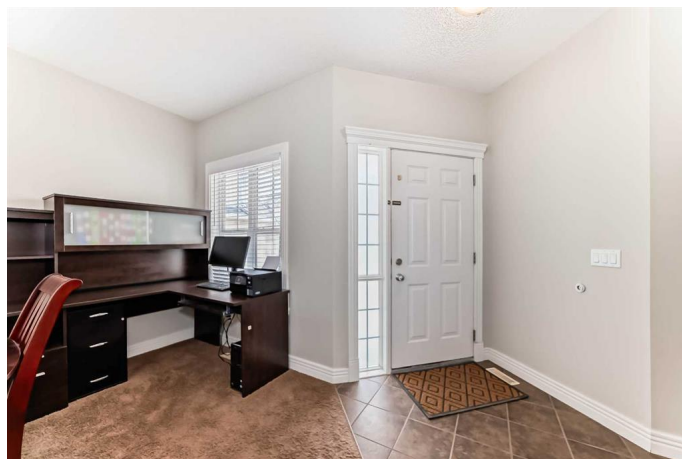
Welcome to this elegant and thoughtfully designed freshly painted duplex located in the prestigious community of Strathcona Park in Calgary. This stunning home offers a perfect blend of luxury, comfort, and functionality, featuring 3 spacious bedrooms, 2.5 bathrooms, a bonus room, and an attached double car garage.

Step inside to a bright and inviting main floor that showcases rich hardwood flooring, a granite kitchen island, and a state-of-the-art kitchen complete with a huge walk-in pantry—ideal for culinary enthusiasts. The open-concept layout also includes a cozy fireplace, formal dining area, and main floor laundry for added convenience. Step out onto the deck and enjoy your private outdoor space.

Upstairs, you'll find a large bonus room, two generously sized bedrooms, and a full bathroom. The primary suite is a true retreat, featuring a walk-in closet, and a luxurious en-suite bathroom with a standing shower and soaker tub.

Strathcona Park is known for its mature trees, scenic walking trails, and peaceful residential charm. The community offers quick access to downtown Calgary, excellent schools, nearby shopping centers, and Westside Recreation Centre. Convenient public transportation options, including 69th Street LRT Station, make commuting effortless.

Don't miss your chance to live in one of Calgary's most sought-after



communitiesâ€”this home offers a lifestyle of comfort, elegance, and convenience.

Built in 2004

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2215757               |
| Price          | \$620,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,070                  |
| Acres          | 0.06                   |
| Year Built     | 2004                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 66, 39 Strathlea Common Sw |
| Subdivision | Strathcona Park            |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3H 4P8                    |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Visitor Parking        |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | Kitchen Island, Open Floorplan  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Forced Air  |

|                 |                  |
|-----------------|------------------|
| Cooling         | None             |
| Fireplace       | Yes              |
| # of Fireplaces | 1                |
| Fireplaces      | Gas              |
| Has Basement    | Yes              |
| Basement        | Full, Unfinished |

## Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Other                 |
| Lot Description   | Back Yard, Landscaped |
| Roof              | Asphalt Shingle       |
| Construction      | Stone, Stucco         |
| Foundation        | Poured Concrete       |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 29th, 2025 |
| Days on Market | 1                |
| Zoning         | R-G              |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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