

# \$799,000 - 39 Strandell Crescent Sw, Calgary

MLS® #A2241154

**\$799,000**

4 Bedroom, 3.00 Bathroom, 1,206 sqft

Residential on 0.10 Acres

Strathcona Park, Calgary, Alberta

Welcome to 39 Strandell Crescent SW â€” a beautifully redesigned corner-lot home in one of Calgaryâ€™s most desirable southwest communities. This fully renovated 4-level split offers over 2,100 sq ft of developed living space, blending high-end finishes, smart design, and exceptional access to the outdoors.

Located directly across from the Rotary/Mattamy Greenway, Canadaâ€™s largest urban pathway and park system spanning over 138 kilometres, enjoy immediate access to scenic multi-use trails, a massive off-leash dog park, and beautiful downtown skyline views â€” with Edworthy Park just down the path.

Inside, you're welcomed by vaulted ceilings with custom shiplap-style paneling, wide-plank flooring, and an open-concept layout. The fully updated kitchen features quartz countertops, two-tone cabinetry, subway tile backsplash, new high-end appliances, and a bold black apron-front farmhouse sink overlooking the city. Off the dining area, step onto the new composite front deck with aluminum and tinted glass railings, overlooking the low-maintenance landscaped front yard.

The upper level features three well-designed bedrooms, including a primary suite with private 3-piece ensuite, and an updated



4-piece main bath. The third level offers a spacious second living area with a wood-burning fireplace (with gas line assist) for cozy evenings, an updated 3-piece bathroom with new washer & dryer, and a large fourth bedroom with its own private entrance – ideal for multigenerational living, guests, or those seeking space for independent use with separate access.

The basement level includes a versatile flex room, storage area, and utility space – perfect for a home gym, office, or media room.

Recent upgrades include:  
All new windows, siding, and fencing.  
2-year-old high-efficiency furnace.  
Tankless hot water heater.  
Motorized Zebra blinds in the living room and custom window coverings throughout.  
Fully fenced backyard with alley access.

Located near top-rated schools, parks, shopping, and transit, with quick access to downtown and the mountains, this move-in-ready home offers a rare balance of style, location, and lasting value.  
Don’t miss your opportunity – book your private showing today!

Built in 1979

**Essential Information**

MLS® #	A2241154
Price	\$799,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,206
Acres	0.10
Year Built	1979
Type	Residential

Sub-Type	Detached
Style	4 Level Split
Status	Active

### **Community Information**

Address	39 Strandell Crescent Sw
Subdivision	Strathcona Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 1K8

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Closet Organizers, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance, Vaulted Ceiling(s), Vinyl Windows, Tankless Hot Water
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Window Coverings
Heating	Central, Fireplace(s), Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Wood Burning, Masonry
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Up To Grade, Crawl Space

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Corner Lot, Front Yard, Irregular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 18th, 2025
Days on Market	12
Zoning	R-CG

### **Listing Details**

Listing Office	eXp Realty
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