

# \$519,900 - 164 Cambridge Glen Drive, Strathmore

MLS® #A2244356

**\$519,900**

3 Bedroom, 3.00 Bathroom, 1,211 sqft  
Residential on 0.06 Acres

Cambridge Glen, Strathmore, Alberta

Beautifully maintained fully developed VILLA in Sagewood Adult Living (55+) community in Strathmore is now available for a quick possession. This former SHOWHOME is fully upgraded and features 9 ft ceilings, wide hallways, granite countertops, throughout the main level, hardwood floors, copious kitchen cabinetry with soft close cupboards and drawers, under cabinet lighting and stainless steel appliances. The floorplan is open concept with a West exposure from the living room. The primary suite presents luxuriously with a large bay window, enough space for a king size bed and dressers and accompanied by a walk in closet. The en suite has his and her sinks, lots of storage in the vanity and a full sized shower. The main level conveniences extend to include a 3 piece guest bathroom, laundry, and a second bedroom or flex room, as it can also be used as a dining room, den or tv room. The lower level contains another bedroom, additional full bathroom, spacious family room with games table area and a wet bar. Storage? There is more than ample storage! Find space here to add a hobby room! There is parking for you in the double attached garage and guest parking a few doors down. The neighbors are wonderful and welcome social gatherings. There are ample walking paths, pickle ball courts, indoor swimming, shopping, hospital, volunteer opportunities and many community activities in the Town of Strathmore. Many families rely on extended members to help



with childcare. Perhaps your grandchildren attend one of the schools that are in walking distance... Call your Realtor® to view this luxury villa!

Built in 2014

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2244356      |
| Price          | \$519,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 3             |
| Square Footage | 1,211         |
| Acres          | 0.06          |
| Year Built     | 2014          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Villa         |
| Status         | Active        |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 164 Cambridge Glen Drive |
| Subdivision | Cambridge Glen           |
| City        | Strathmore               |
| County      | Wheatland County         |
| Province    | Alberta                  |
| Postal Code | T1P 0E6                  |

### Amenities

|                |                                                                |
|----------------|----------------------------------------------------------------|
| Amenities      | Parking                                                        |
| Parking Spaces | 2                                                              |
| Parking        | Double Garage Attached, Front Drive, Garage Door Opener, Guest |
| # of Garages   | 2                                                              |

### Interior

|                   |                                                                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s), Wet Bar |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|

|              |                                                                                                                |
|--------------|----------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Washer, Window Coverings, Humidifier |
| Heating      | Forced Air, Natural Gas                                                                                        |
| Cooling      | None                                                                                                           |
| Has Basement | Yes                                                                                                            |
| Basement     | Full                                                                                                           |

## Exterior

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior Features | BBQ gas line, Private Entrance    |
| Lot Description   | Back Yard, Front Yard, Landscaped |
| Roof              | Asphalt                           |
| Construction      | Vinyl Siding                      |
| Foundation        | Poured Concrete                   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 31st, 2025 |
| Days on Market | 90              |
| Zoning         | P1              |

## Listing Details

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

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