

\$424,900 - 323 Ranch Ridge Meadow, Strathmore

MLS® #A2211272

\$424,900

3 Bedroom, 3.00 Bathroom, 1,519 sqft
Residential on 0.06 Acres

The Ranch_Strathmore, Strathmore, Alberta

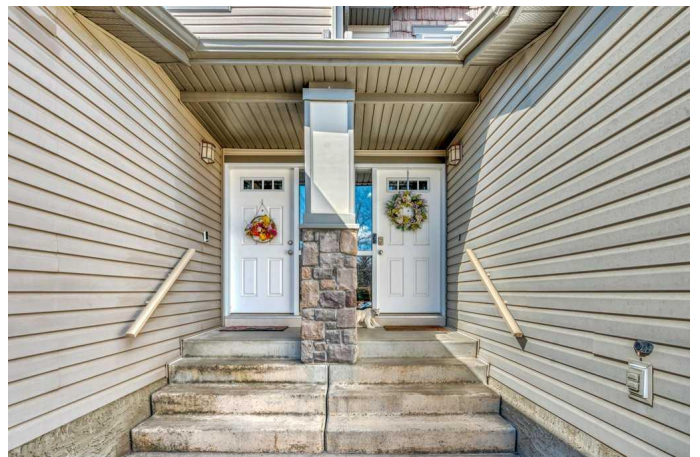
OPEN HOUSE Saturday 1:30-3:30pm

---Welcome to this immaculate and fully finished two-story townhouse with a double front attached garage, ideally situated close to shopping, restaurants and a playground.

Offering the perfect blend of comfort and style, this air-conditioned townhome features a modern open-concept layout with a spacious living room centered around a cozy gas fireplace. The kitchen is both functional and stylish, showcasing dark cabinetry, sleek stainless steel appliances, and a charming breakfast nook.

Upstairs, the large primary bedroom is a true retreat, complete with a newly renovated three-piece ensuite and a generous walk-in closet with a window. Two additional bedrooms and a four-piece bathroom provide ample space for family or guests. The fully developed lower level boasts a large media room, with stylish sliding barn doors leading into the laundry and furnace rooms for a touch of rustic charm.

Enjoy warm summer evenings on the private back patio, which includes a gas barbecue hookup and hot and cold water tapsâ€”perfect for outdoor entertaining. The neutral color palette throughout, paired with durable laminate flooring on both the main and upper levels, offers a clean and inviting atmosphere. A south-facing driveway provides the added bonus of natural snow melt in the winter,



helping to cut back on shoveling. With a high-efficiency furnace and hot water tank (both only three years old), newer appliances, and a washer and dryer also just three years old, this home is move-in ready and thoughtfully maintained. Don't miss the opportunity to own this beautifully appointed townhouse in a prime location.

Built in 2008

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2211272 |
| Price | \$424,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,519 |
| Acres | 0.06 |
| Year Built | 2008 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 323 Ranch Ridge Meadow |
| Subdivision | The Ranch_Strathmore |
| City | Strathmore |
| County | Wheatland County |
| Province | Alberta |
| Postal Code | T1P 1A9 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Playground |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Breakfast Bar, Built-in Features, High Ceilings, Open Floorplan, Walk-In Closet(s) |
| Appliances | Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | Playground |
| Lot Description | See Remarks |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 12th, 2025 |
| Days on Market | 5 |
| Zoning | R2X |

Listing Details

| | |
|----------------|------------|
| Listing Office | RE/MAX Key |
|----------------|------------|

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