

\$317,000 - 209 Ranch Ridge Meadow, Strathmore

MLS® #A2224083

\$317,000

3 Bedroom, 2.00 Bathroom, 1,150 sqft

Residential on 0.03 Acres

The Ranch_Strathmore, Strathmore, Alberta

****OPEN HOUSE SATURDAY JUNE 7 FROM 12-3 REFRESHMENTS SERVED****Unbeatable Location. Exceptional Value. Effortless Living. Stop the searchâ€”this is "the" one! Located in a prime walkable area close to everything you needâ€”shopping, dining, parks, and moreâ€”this beautifully maintained townhome offers the perfect combination of convenience, comfort, and care-free living. Itâ€™s the ultimate home for the busy professional, first-time buyer, or savvy investor. Step inside to a freshly painted, sun-filled open-concept layout thatâ€™s designed for modern living. The spacious main floor flows effortlessly between the bright living room, stylish kitchen, and inviting dining areaâ€”perfect for entertaining or enjoying quiet nights in. The large breakfast bar is ideal for meal prep, casual dining, or weekend brunches with friends. A guest-friendly half bath completes the main level. Love outdoor living? Step outside to your private, fenced-in patio with a built-in privacy screenâ€”perfect for summer BBQs or unwinding after a long day. Upstairs, youâ€™ll find three generous bedrooms, including a standout primary retreat featuring a cozy reading nook and a walk-in closet youâ€™ll love. Whether you need space for a home office, nursery, or guest roomâ€”this layout offers incredible flexibility. A full 4-piece bathroom finishes off the upper floor. The lower level includes laundry and a partially finished space ready for your personal



touchâ€”think home gym, studio, or extra storage. Bonus! Youâ€™ll enjoy an assigned parking stall right outside your front door plus a second leased stall (Stall #11) directly acrossâ€”secured until Sept 2025 with first rights to renew at only \$600/year. Thatâ€™s just \$1.65/day for added convenience! Homes like thisâ€”with unmatched location, smart layout, and incredible valueâ€”donâ€™t last long. Contact your favourite real estate professional today to schedule your private showing!

Built in 2007

Essential Information

MLS® #	A2224083
Price	\$317,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,150
Acres	0.03
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	209 Ranch Ridge Meadow
Subdivision	The Ranch_Strathmore
City	Strathmore
County	Wheatland County
Province	Alberta
Postal Code	T1P 0A9

Amenities

Amenities	Park, Playground
Parking Spaces	2
Parking	Parking Pad, Stall

Interior

Interior Features	Breakfast Bar, Open Floorplan
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Playground
Lot Description	Lawn, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 25th, 2025
Days on Market	13
Zoning	R2X

Listing Details

Listing Office	RE/MAX First
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