

# \$745,000 - 34 Strathmore Lakes Way, Strathmore

MLS® #A2219836

**\$745,000**

4 Bedroom, 4.00 Bathroom, 1,822 sqft

Residential on 0.21 Acres

Strathmore Lakes Estates, Strathmore, Alberta

Welcome to this beautifully maintained 2-storey home located on a large, landscaped corner lot in one of Strathmore's most desirable neighbourhoods. With no neighbours behind and backing onto a massive green space featuring a park and basketball court, this property offers rare privacy and an unbeatable location. Step onto the charming front porch and into a bright, inviting foyer with vaulted ceilings and a grand staircase. The main floor is flooded with natural light and features elegant moulding in the living and dining areas, a functional kitchen with granite countertops, island, and a main floor laundry for added convenience. Upstairs, you'll find three spacious bedrooms including a serene primary suite complete with luxurious ensuite featuring a soaker tub and separate shower. The basement includes an additional bedroom with a Murphy bed, a full bathroom, and a home theatre space ready for your personal touch. Enjoy outdoor living on your large deck great for entertaining, or relax in the hot tub, all located in fully fenced, private backyard oasis. This home truly has it all—location, space, and thoughtful design—both inside and out. Properties like this are rarely available. Don't miss your opportunity to make it yours!

Built in 2002

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2219836    |
| Price          | \$745,000   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,822       |
| Acres          | 0.21        |
| Year Built     | 2002        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 34 Strathmore Lakes Way  |
| Subdivision | Strathmore Lakes Estates |
| City        | Strathmore               |
| County      | Wheatland County         |
| Province    | Alberta                  |
| Postal Code | T1P 1R1                  |

### **Amenities**

|                |   |
|----------------|---|
| Utilities      | Electricity Connected, Garbage Collection, Natural Gas Connected, Water Connected |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached, Concrete Driveway   |
| # of Garages   | 2   |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Granite Counters, Jetted Tub, Kitchen Island, No Smoking Home, Vaulted Ceiling(s) |
| Appliances        | Dishwasher, Dryer, Refrigerator, Washer, Window Coverings, Bar Fridge, Oven       |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | Central Air   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Family Room, Gas  |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Finished, Full |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard, Rain Gutters   |
| Lot Description   | Backs on to Park/Green Space, Corner Lot, Landscaped, Lawn, No Neighbours Behind, Private, Treed |
| Roof              | Cedar Shake  |
| Construction      | Mixed, Vinyl Siding, Wood Frame  |
| Foundation        | Poured Concrete  |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 12th, 2025 |
| Days on Market | 45             |
| Zoning         | R1             |

## Listing Details

|                |  |
|----------------|--|
| Listing Office | Royal LePage Wildrose Real Estate-Drumheller |
|----------------|--|

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