



GRASSROOTS
REALTY GROUP

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**8 Lakewood Circle
Strathmore, Alberta**

MLS # A2260695



\$639,999

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,768 sq.ft.	Age:	2015 (10 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Lawn, L		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle, See Remarks	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1S
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: N/A

OVER 1,700 SQ FT in this BEAUTIFULLY DETAILED TWO-STOREY HOME in the sought-after community of LAKEWOOD! Enjoy an OPEN DESIGN with a large upstairs BONUS ROOM, an OPEN CONCEPT KITCHEN with ISLAND, GRANITE countertops and UPGRADED STAINLESS-STEEL APPLIANCES. The cozy LIVING ROOM features a FIREPLACE, and this home offers 3 OVERSIZED BEDROOMS, 3 BATHROOMS, MAIN FLOOR LAUNDRY, and a spacious FRONT FOYER. Recent updates include a NEW VANITY on the main level, EXTENDED DECK, NEW SOD, NEW FLOORING (CARPET AND VINYL PLANK), FRESH PAINT, AIR CONDITIONING, NEW HAIL-RESISTANT SHINGLES, a NEW DUAL SLIDE PATIO DOOR, and a NEW FRONT DOOR. The yard is FULLY LANDSCAPED with UNDERGROUND SPRINKLER SYSTEMS in both the FRONT AND BACK for easy maintenance. Best of all, this home BACKS ONTO TREES, giving you a PEACEFUL COUNTRY FEEL with no one behind you—wake up to privacy and nature right outside your window. This home has EVERYTHING AND MORE THAN A BRAND-NEW BUILD — all at an AFFORDABLE PRICE. MOVE-IN READY and waiting for you!