



**17 Lakes Estates Circle
Strathmore, Alberta**

MLS # A2268297



\$799,900

Division: Strathmore Lakes Estates

Type: Residential/House

Style: 2 Storey

Size: 2,559 sq.ft. **Age:** 2025 (1 yrs old)

Beds: 4 **Baths:** 3

Garage: Triple Garage Attached

Lot Size: 0.17 Acre

Lot Feat: Back Yard, Front Yard, Pie Shaped Lot

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features: Closet(s)	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In		
Inclusions:	N/A		

*****PRICE REDUCED \$30,000*****! Brand new 2,559 sq ft 2-storey family home with 4 bedrooms + office and 3.5 baths, plus 988 sq ft unfinished basement with side entry & rough-ins. Open-concept main floor featuring chef's kitchen with quartz counters, full-height cabinets, stainless steel appliances, large island & spice kitchen. Bright living room with electric fireplace, accent wall & built-ins. Main floor office/bedroom, 3pc bath & mudroom off triple attached garage. Upstairs offers family room, 4 spacious bedrooms, walk-in laundry, and stunning primary suite with tray ceiling, custom closet & spa-inspired 5pc ensuite. Massive yard with deck, BBQ gas line, RV parking & extra garage-to-yard door. A must-see!