



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**164 Lakewood Circle
Strathmore, Alberta**

MLS # A2275133



\$724,990

Division:	Lakewood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,900 sq.ft.	Age:	2026 (0 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Front Drive		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Level, Private		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Mixed, Vinyl Siding, Wood Frame	Zoning:	R1N
Foundation:	Poured Concrete	Utilities:	-
Features:	Chandelier, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Skylight(s)		
Inclusions:	N/A		

Welcome to this exceptional lakefront masterpiece in Strathmore's Lakewood community — perfectly designed for modern living and long-term value. Situated directly in near to the pond, this home offers rare water views, upscale finishes, and a layout tailored for comfort, style, and income potential. Step inside to an impressive open-to-above foyer, flooding the home with natural light. The skylight above the bonus room adds even more brightness, enhancing the warm, inviting main floor. Every detail has been thoughtfully upgraded for durability, elegance, and everyday functionality. The upper floor offers a spacious bonus room, three well-sized bedrooms, and a conveniently located laundry area. The primary suite is a true retreat with custom built-ins and a spa-inspired ensuite. A major highlight is the fully legal 2-bedroom basement suite with 9-ft ceilings — a premium feature that enhances space, comfort, and rental appeal. Whether you're looking for a mortgage helper, extended family accommodation, or an income-generating investment, this suite significantly boosts the property's long-term value. Oversized windows draw in beautiful pond views from the front of the home, while the community itself offers walking paths, scenic greenspace, and the relaxed lifestyle of true lake living. Even better — First-Time Home Buyers may qualify for the 5% GST rebate, making this a financially smart opportunity in addition to a stunning home. This is your chance to own in one of Strathmore's most desirable new communities, with style, income potential, and location all working in your favour.