



**836 LAKEWOOD Circle**  
**Strathmore, Alberta**

**MLS # A2131481**



**\$586,000**

<b>Division:</b>	Lakewood		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,958 sq.ft.	<b>Age:</b>	2025 (-1 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Fro		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Yard, Level, Private, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Mixed, Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1S
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**Features:** Built-in Features, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Storage

**Inclusions:** NONE

Welcome to your future home in beautiful Strathmore, Alberta, just a stone's throw away from Calgary! Nestled in a developing community with boundless potential, this new front-drive home offers an exciting opportunity to craft your dream living space from the ground up. With less than a 30-minute commute to Calgary, you'll enjoy the perfect blend of suburban tranquility and urban convenience. Say goodbye to the hustle and bustle of city living while maintaining easy access to all the amenities and opportunities Calgary has to offer. This pre-construction gem boasts nearly 2000 square feet above grade, providing ample space for you and your family to thrive. The double-car garage ensures both convenience and security, while the option to customize your home allows you to tailor every detail to your unique preferences. In an era of skyrocketing housing prices, Strathmore presents a rare opportunity to build your dream home at an affordable price point. Take advantage of the flexibility offered by pre-construction, allowing you to add custom features and design elements that reflect your personal style and vision. Beyond the unbeatable value, Strathmore offers a vibrant community atmosphere and a wealth of amenities to enhance your lifestyle. From picturesque lake views to nearby parks, schools, and every convenience is within reach. Don't miss out on the chance to invest in your future and secure a piece of this burgeoning community. With competitive interest rates and the potential for significant equity growth, now is the time to make your move and turn your homeownership dreams into reality. Embrace the opportunity to build your future in Strathmore, where affordability meets opportunity, and every day feels like a holiday in a beautiful lake community.