

\$205,000 - 314, 3 Parklane Way, Strathmore

MLS® #A2098038

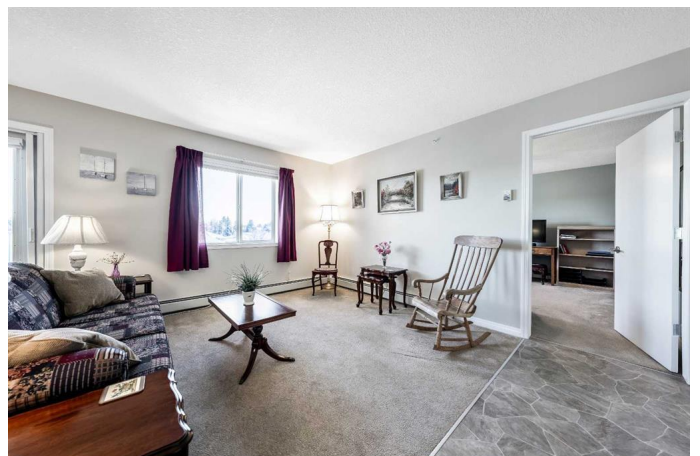
\$205,000

2 Bedroom, 1.00 Bathroom, 1,083 sqft

Residential on 0.00 Acres

Downtown_Strathmore, Strathmore, Alberta

****55+ LIVING AT ITS FINEST!**** A WELCOME HOME to the Comfort & Convenience of living at the HIGHLY COVETED Lambert Village! A This Beautiful & WELL MANAGED Adult Living Complex offers an amazing sense of COMMUNITY, plenty of opportunities for new friendships & boasts an ACTIVE & INDEPENDENT environment w/ plenty of SOCIAL ACTIVITIES & AMENITIES to keep you busy & entertained. A You can curl up & enjoy a good book in the well stocked LIBRARY, cozy up by the FIREPLACE in the Social Lounge, show off your creative talents in the Crafts Room, socialize w/ your neighbours in the MEDIA/GAMES/REC Rooms, stay fit & active w/ access to the Wellness Room or RELAX & get PAMPERED in the Hair Salon! A THERE ARE SO MANY fantastic things to add to your social calendar! A Retreat back to your SPACIOUS CORNER PENTHOUSE Suite, the LARGEST FLOORPLAN IN THE COMPLEX, showcasing a lovely OPEN CONCEPT design w/ nearly 1100ft of living space (w/ more storage space than many detached homes!) & plenty of NATURAL LIGHT w/ a SE View, compliments of the large WINDOWS throughout! A This RECENTLY UPDATED home welcomes you w/ an INVITING entrance & a BRIGHT & FUNCTIONAL Kitchen w/ Plenty of Cabinetry & Counter Space. A The Kitchen opens to the Large Dining & Living Areas, providing direct access to the PRIVATE BALCONY w/ views of the GREENSPACE & beyond - the perfect



spot to relax & enjoy a nice warm cup of coffee & take in all the sunshine you need!

Â Completing the floor plan of this LOVELY HOME is a LARGE Master Bedroom w/ WALK-IN CLOSET, 2nd sizable Bedroom/Office, an Oversized & UPDATED Full 4pc Bath & the convenience of IN-SUITE LAUNDRY! Â Oh, and no need to worry about brushing snow off your vehicle in the Winter, this unit also comes complete w/ a DETACHED GARAGE w/ Extra Storage!

Â More recent updates include NEW PAINT, CARPET, VINYL FLOORING, SOME APPLIANCES, WASHER/DRYER, UPGRADED WINDOW COVERINGS, TUB/SHOWER & FAUCETS, PULL-OUT ORGANIZER RACKS IN KITCHEN CABINETS & MORE! Â Condo Fees include water, sewer, trash, cable TV & MANY, MANY AMENITIES to round out the PERFECT ADULT LIVING EXPERIENCE! Â So, set aside all your worries & just ENJOY LIFE!

Â This complex also offers additional Visitor Parking Stalls, RV Parking & GUEST SUITE available for rent (subject to availability) when you have overnight guests! Â Step right outside & enjoy the Beautiful GREENSPACES on the property & Huge Nature Area next door or take a stroll around the Tranquil WALKING PATHS, PONDS & KINSMEN PARK! Â This is the IDEAL place to call HOME! Â Located in the Heart of DOWNTOWN & within walking distance to multiple PARKS & PLAYGROUNDS, Great SCHOOLS, Shopping Centres & MORE! Â Simply move in & enjoy the VIBRANT, ACTIVE & MAINTENANCE FREE Lifestyle of living in Lambert Village!

Built in 1996

Essential Information

MLS® #	A2098038
Price	\$205,000

Sold Price	\$205,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,083
Acres	0.00
Year Built	1996
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	314, 3 Parklane Way
Subdivision	Downtown_Strathmore
City	Strathmore
County	Wheatland County
Province	Alberta
Postal Code	T1P 1N6

Amenities

Amenities	Elevator(s), Fitness Center, Guest Suite, Other, Park, Parking, Party Room, Picnic Area, Recreation Room, Visitor Parking
Parking Spaces	1
Parking	See Remarks, Single Garage Detached

Interior

Interior Features	No Animal Home, No Smoking Home, See Remarks, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Baseboard
Cooling	Other, Sep. HVAC Units
# of Stories	3

Exterior

Exterior Features	Other
Construction	Vinyl Siding, Wood Frame

Additional Information

Date Listed	December 30th, 2023
Date Sold	January 12th, 2024
Days on Market	13
Zoning	P1
HOA Fees	0.00

Listing Details

Listing Office CIR REALTY

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