

\$187,900 - 210, 3 Parklane Way, Strathmore

MLS® #A2182956

\$187,900

2 Bedroom, 1.00 Bathroom, 869 sqft

Residential on 0.02 Acres

Downtown_Strathmore, Strathmore, Alberta

Welcome to LAMBERT VILLAGE in downtown Strathmore. Nestled along the park, this Adult Living Complex (55+) offers many inhouse amenities and activities, and is also in walking distance to the Senior Centre and the downtown core with restaurants, movie theater, banking and retail options. As a resident, you may want to participate in the monthly dinners or morning coffee with other residents, or take up the more independent aspect and find comfort in your own space.

This 2 BEDROOM unit is situated on the second floor with a view of Gray Pond. The suite was purchased in 2021 at which time the appliances were replaced in the kitchen along with the washer and dryer. The floorplan is open concept with great storage in the kitchen and sufficient counterspace and breakfast bar.

If you want more options, the second bedroom could be used as a TV room or leave as a bedroom. ***This complex does have a room for overnight guests which can be booked in advance for a very affordable price. The primary bedroom is quite spacious with room for extra storage. Other aspects of the unit are in suite laundry and storage plus a generous washroom where you have more storage options and is fully accessible. Condo Fees include water, sewer, trash, cable TV & MANY AMENITIES including a hair salon, fitness center, library, family room and full kitchen, wood working room and billiards room! If you are a snowbird, there is RV Parking as well. The summers in Strathmore



are vibrant with many activities in the adjacent parks along with walking/bike paths and Gray Pond for the bird watching enthusiasts. If you are ready for the more relaxed pace of an adult complex, have your Realtor® show you this home. It could be the option you have been waiting for!

Built in 1996

Essential Information

MLS® #	A2182956
Price	\$187,900
Sold Price	\$184,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	869
Acres	0.02
Year Built	1996
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	210, 3 Parklane Way
Subdivision	Downtown_Strathmore
City	Strathmore
County	Wheatland County
Province	Alberta
Postal Code	T1P 1N6

Amenities

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Snow Removal, Visitor Parking, Guest Suite, Park, RV/Boat Storage, Trash, Workshop
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Breakfast Bar, No Animal Home, Open Floorplan, Vinyl Windows, Recreation Facilities
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Boiler, Hot Water
Cooling	None
# of Stories	3

Exterior

Exterior Features	Balcony
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	December 10th, 2024
Date Sold	December 27th, 2024
Days on Market	16
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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