



GRASSROOTS
REALTY GROUP

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**38 Doubletree Way
Strathmore, Alberta**

MLS # A2329902



\$189,900

Division:	Ranch Estates		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,206 sq.ft.	Age:	-
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Open Floorplan, Pantry, Soaking Tub, Walk-In Closet(s)		

Inclusions: vertical platform lift (porch lift)

Ranch Estates is Strathmore's sought-after gated adult community. Where pride of ownership, friendly neighbours, and low-maintenance living come together. Enjoy a peaceful lifestyle surrounded by like-minded homeowners in a beautifully maintained community featuring a clubhouse, community garden, RV parking, and the convenience of snow removal and lawn care included with the lot lease. Tucked behind mature lilac bushes, this home offers exceptional privacy while still enjoying two parking stalls conveniently located right out front. It's not uncommon to spot deer wandering through the community, adding to the quiet, park-like atmosphere that makes Ranch Estates so special. Inside, this beautifully maintained 3-bedroom, 2-bathroom home offers over 1,200 sq. ft. of comfortable living space with newer flooring, a bright and functional layout, and a newer roof for added peace of mind. Accessibility features, including a mobility lift, make this home ideal for anyone looking to plan ahead without sacrificing comfort. Whether you're relaxing on one of the covered decks, enjoying the welcoming community, or taking advantage of the central location close to shopping, restaurants, and everyday amenities, this is an opportunity to embrace a simpler lifestyle without giving up the things you love. Clean, quiet, secure, and exceptionally well cared for, this is one you'll want to see.