



GRASSROOTS
REALTY GROUP

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307, 43 Westlake Circle
Strathmore, Alberta

MLS # A2334879



\$259,900

Division:	Westmount_Strathmore		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	705 sq.ft.	Age:	2000 (26 yrs old)
Beds:	1	Baths:	2
Garage:	Heated Garage, RV Access/Parking, Stall, Titled, Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	Baseboard, Boiler	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 445
Basement:	-	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R3
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home		

Inclusions:	N/A
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Bright, well-maintained, and move-in ready, this 1-bedroom, 1-bathroom condo offers comfortable, low-maintenance living in a welcoming 30+ building. The open-concept layout features a functional kitchen with oak cabinetry, a walk-through pantry, and a dining area that flows into the spacious west-facing living room with beautiful mountain views. The generous primary bedroom includes a large closet, while the 4-piece bathroom and in-suite laundry add everyday convenience. Secure heated underground parking, a separate storage locker, and elevator access complete the package. Residents enjoy excellent amenities, including a fitness room and a recreation area with a pool table, card tables, and a library. A wonderful opportunity to enjoy carefree condo living in a friendly community