

# \$325,000 - 126 Strathcona Circle, Strathmore

MLS® #A2210655

**\$325,000**

3 Bedroom, 3.00 Bathroom, 1,291 sqft

Residential on 0.02 Acres

Strathaven, Strathmore, Alberta

Attention first-time buyers, families, and investors! If you're wanting to put your personal design stamp on a property then look no further than 126 Strathcona Circle! Wonderfully located in the quiet Strathaven Garden development, this 1,291 SF townhome strikes the perfect balance between function and comfort with 3 bedrooms, 2.5 bathrooms and a single car attached garage. With modern features, the property delivers exceptional value with its open-concept layout, stainless steel appliances and primary bedroom ensuite while leaving room in the budget to personalize the home to your own style and level of finishes. Enjoy the balcony off the living room that overlooks a courtyard with a playground—ideal for relaxing or keeping an eye on the kids—and the walkout lower level opens directly to the same green space, making outdoor access easy and seamless. Located close to schools, shopping, the recreation centre and hospital, this location is ideal for first-time buyers, families, and investors alike. This property at this price and in this location offers unlimited convenience, value, and the potential to make it the home of your dreams. Book your showing now before it disappears! Please note that this is a Judicial Court ordered sale. COURT DATE HAS NOW BEEN SET FOR JUNE 26, 2025.

Built in 2014

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2210655      |
| Price          | \$325,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,291         |
| Acres          | 0.02          |
| Year Built     | 2014          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 126 Strathcona Circle |
| Subdivision | Strathaven            |
| City        | Strathmore            |
| County      | Wheatland County      |
| Province    | Alberta               |
| Postal Code | T1P 0B1               |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Playground             |
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | See Remarks  |
| Appliances        | Dishwasher, Electric Oven, Microwave, Range Hood, Refrigerator |
| Heating           | Forced Air   |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Finished, Full, Walk-Up To Grade                               |

### **Exterior**

|                   |       |
|-------------------|-------|
| Exterior Features | Other |
| Lot Description   | Other |

|              |                           |
|--------------|---------------------------|
| Roof         | Asphalt Shingle           |
| Construction | Stone, Stucco, Wood Frame |
| Foundation   | Poured Concrete           |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 13th, 2025 |
| Days on Market | 68               |
| Zoning         | R3               |

**Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Coldwell Banker Mountain Central |
|----------------|----------------------------------|

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