

# \$899,900 - 517 Muirfield Crescent, Lyalta

MLS® #A2163738

**\$899,900**

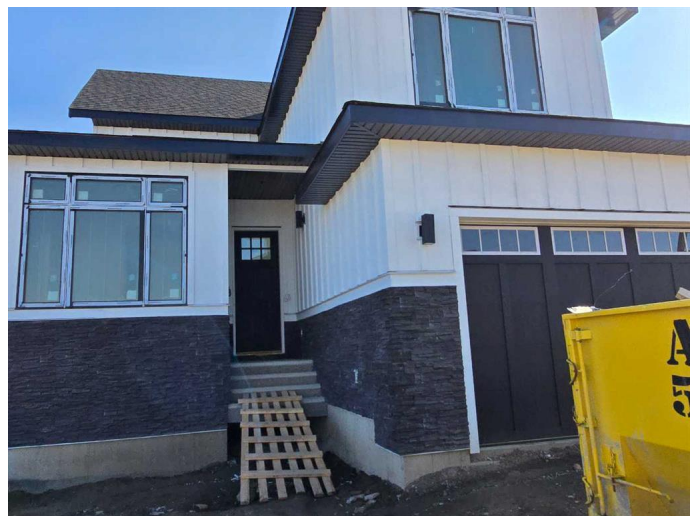
5 Bedroom, 5.00 Bathroom, 2,689 sqft

Residential on 0.15 Acres

Lakes of Muirfield, Lyalta, Alberta

**BACKING AND SIDING ONTO GOLF COURSE!** This 5 BEDROOM, 5 BATHROOM two story home is situated in the beautiful golf course community of Lakes of Muirfield. This unique floorplan has a bright spacious entrance and vaulted ceilings throughout. Main floor boasts two bedrooms including the primary bedroom and two full bathrooms. As you enter the home you will be impressed with the two story vaulted ceiling and wall of windows, with stunning golf course views beyond. The open concept living/dining and kitchen boasts an extended island, large walk-in pantry, beautiful fireplace and doors leading onto a sunny deck. The main floor also contains a primary bedroom with vaulted ceilings, ensuite with dual sinks, separate shower and tub. The laundry room completes this level. Upper floor has 2 nice size bedrooms, one with an ensuite and the other with full bath access. Enjoy a spacious bonus room and also a nice loft that can be used for multiple purposes. Massive windows on the main floor allow you to enjoy the view of the golf course from the living room and from the 2nd floor loft. The lower level is complete with bedroom, full bath and rec room. You will also love the big yard with no neighbors behind you or beside you and the oversized triple garage. Only 15mins to Strathmore or Chestermere and 20mins to Calgary.

Built in 2024



## Essential Information

MLS® #	A2163738
Price	\$899,900
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	2,689
Acres	0.15
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	517 Muirfield Crescent
Subdivision	Lakes of Muirfield
City	Lyalta
County	Wheatland County
Province	Alberta
Postal Code	T0J1Y1

## Amenities

Amenities	Clubhouse, Golf Course, Playground, Park, Recreation Facilities
Parking Spaces	6
Parking	Aggregate, Driveway, Garage Door Opener, Insulated, Oversized, Triple Garage Attached
# of Garages	3

## Interior

Interior Features	Breakfast Bar, Bookcases, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Entrance
Lot Description	Backs on to Park/Green Space, Back Yard, City Lot, Corner Lot, Front Yard, On Golf Course, No Neighbours Behind, Private, Street Lighting, Views
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone
Foundation	Poured Concrete

## Additional Information

Date Listed	September 12th, 2024
Days on Market	247
Zoning	DC-7 - Direct Control
HOA Fees	85
HOA Fees Freq.	MON

## Listing Details

Listing Office	Royal LePage Benchmark
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