

# \$649,900 - 580 Muirfield Crescent, Lyalta

MLS® #A2188817

**\$649,900**

3 Bedroom, 4.00 Bathroom, 1,786 sqft

Residential on 0.16 Acres

Lakes of Muirfield, Lyalta, Alberta

Welcome to the AFFORDABLE and family friendly community of The Lakes of Muirfield in LYALTA! This quiet golf course community is just 20 minutes from Chestermere, 20 minutes from Strathmore, and 30 minutes from Calgary. This is life in the country, in a beautiful modern home with fibre optic internet (not satellite) and a TRIPLE ATTACHED GARAGE to keep all your vehicles out of the elements. The heart of the home is your bright OPEN CONCEPT kitchen with QUARTZ COUNTERS, overlooking your beautifully LANDSCAPED SOUTH FACING back yard, backing onto the golf course (from a safe distance), where you will spend those sunny summer days under the big sky. You will keep warm on those cold winter evenings in your cozy living room with a GAS FIREPLACE and HARDWOOD FLOORS. The kids will love the HUGE BONUS ROOM upstairs, and you can retreat down the hall to your primary suite with WALK-IN CLOSET and an AMAZING VIEW! The basement is FULLY DEVELOPED with a full bathroom, stylish bar, and bright open FAMILY ROOM. Kids grow up here a little differently than in the city. If that speaks to you, then don't miss out on your affordable dream home in Lyalta!

Built in 2013

## Essential Information

MLS® #

A2188817



Price	\$649,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,786
Acres	0.16
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	580 Muirfield Crescent
Subdivision	Lakes of Muirfield
City	Lyalta
County	Wheatland County
Province	Alberta
Postal Code	T0J 1Y1

### Amenities

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Open Floorplan, Quartz Counters, Storage, Vinyl Windows, Kitchen Island, Pantry
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Electric Range, Microwave Hood Fan
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

**Exterior**

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Yard, Landscaped, Backs on to Park/Green Space, On Golf Course, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	February 14th, 2025
Days on Market	90
Zoning	607
HOA Fees	85
HOA Fees Freq.	MON

**Listing Details**

Listing Office	Century 21 Masters
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