

\$855,000 - 146 Muirfield Boulevard, Lyalta

MLS® #A2216849

\$855,000

7 Bedroom, 5.00 Bathroom, 2,649 sqft

Residential on 0.15 Acres

Lakes of Muirfield, Lyalta, Alberta

*** Welcome to your dream home in the prestigious Lakes of Muirfield GOLF COURSE COMMUNITY! This beautifully designed 6-BEDROOM, 5-BATHROOM two-storey home offers over 3700 SQFT of living space, perfect for families, entertaining, and enjoying the tranquil beauty of your surroundings. Enjoy breathtaking views of the canal and fairways from your upper deck, or step into the FULLY FINISHED WALK-OUT BASEMENT for seamless indoor-outdoor living. The heart of this home is its OPEN-CONCEPT main floor featuring a chef's kitchen, spacious living and dining areas, and large windows that capture the stunning scenery.

The upper level boasts generously sized bedrooms, including a luxurious primary suite with a spa-like ensuite and walk-in closet. With five bathrooms, everyone has their space and privacy.

The TRIPLE CAR GARAGE is heated, insulated, and drywalled—ideal for vehicles, storage, or a workshop.

Additional features include:

Located in a quiet, family-friendly golf course community

School bus service to Strathmore's public and Catholic schools



Just 25 minutes to Calgary city limitsâ€”enjoy peaceful living with easy access to city amenities

This is a rare opportunity to own a spacious, well-appointed home in a scenic and welcoming community. Come experience luxury, space, and serenity ***

Built in 2021

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2216849 |
| Price | \$855,000 |
| Bedrooms | 7 |
| Bathrooms | 5.00 |
| Full Baths | 5 |
| Square Footage | 2,649 |
| Acres | 0.15 |
| Year Built | 2021 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 146 Muirfield Boulevard |
| Subdivision | Lakes of Muirfield |
| City | Lyalta |
| County | Wheatland County |
| Province | Alberta |
| Postal Code | T0J 1Y1 |

Amenities

| | |
|----------------|--|
| Amenities | Dog Park, Golf Course, RV/Boat Storage |
| Parking Spaces | 6 |
| Parking | Garage Door Opener, Triple Garage Attached |
| # of Garages | 3 |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, Chandelier, Granite Counters, High Ceilings, Kitchen Island, Separate Entrance |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Humidifier, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room, Gas |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | Playground, Private Yard |
| Lot Description | Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 1st, 2025 |
| Days on Market | 54 |
| Zoning | DC-7 |
| HOA Fees | 85 |
| HOA Fees Freq. | MON |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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