\$735,000 - 41 Westlyn Drive, Claresholm

MLS® #A2250103

\$735,000

2 Bedroom, 2.00 Bathroom, 1,420 sqft Residential on 0.24 Acres

NONE, Claresholm, Alberta

Golf Course Living at Its Finest – Immaculate Custom Home on the 7th Fairway in Claresholm.

Welcome to this beautifully appointed custom home, perfectly situated along the 7th fairway of the Claresholm Golf Course. With breathtaking views from nearly every room, this 2-bedroom plus den (or optional 3rd bedroom), 2-bath residence offers modern updates and thoughtful functionality â€" ideal for retirees, professionals, or families seeking serene golf course living.

Lovingly maintained by its original owner, the home was extensively renovated just five years ago and features a refined, open-concept layout with high-end finishes throughout.

Step through the tiled foyer and into the airy main living space, where vaulted ceilings and oversized picture windows flood the home with natural light and stunning fairway views. The living room is anchored by a dramatic three-sided glass fireplace, framed by custom built-in shelving and decorative ledges â€" perfect for plants, art, or curated collections.

The chef's kitchen is the heart of the home, featuring floor-to-ceiling custom cabinetry, quartz countertops, a stylish tile backsplash, and a large center island with storage â€" ideal for entertaining. A generous







pantry offers excellent storage, while a patio door lead directly to a spacious, maintenance-free deck â€" perfect for al fresco dining and sunset cocktails.

The main floor also includes a versatile front den or third bedroom, a beautifully updated 4-piece bathroom, and a spacious secondary bedroom. The luxurious primary suite is a true retreat, offering private deck access and uninterrupted views of the golf course. The spa-inspired ensuite boasts a walk-in tiled shower with glass blocks which allows loads of natural light, double quartz vanity with high end cabinetry.

Additional highlights include an expansive DuraDeck deck with tinted glass panels and aluminum railings, offering unobstructed views of the golf course. Inside, you'll find engineered hardwood and tile flooring throughout the main level, along with a convenient main floor laundry room located just off the kitchen. The 21' x 24' double attached garage includes a man door for easy backyard access. A spacious unfinished basement provides endless potential for future development. The low-maintenance yard and exterior ensure carefree living year-round.

This is your opportunity to own a meticulously cared-for home in one of Claresholmâ \in TMs most desirable golf course communities â \in " where elegance, comfort, and lifestyle come together.

Built in 1997

Essential Information

MLS® # A2250103 Price \$735,000

Bedrooms 2

Bathrooms 2.00 Full Baths 2

Square Footage 1,420

Acres 0.24 Year Built 1997

Type Residential
Sub-Type Detached
Style Bungalow

Status Active

Community Information

Address 41 Westlyn Drive

Subdivision NONE

City Claresholm

County Willow Creek No. 26, M.D. of

Province Alberta
Postal Code T0L0T0

Amenities

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features See Remarks

Appliances Other

Heating Forced Air Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Other

Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Irregular Lot, No

Neighbours Behind, On Golf Course, Other

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 5th, 2025

Days on Market 53

Zoning R1

Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE (CLARESHOLM)

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