

\$1,500,000 - 1525 20 Avenue S, Lethbridge

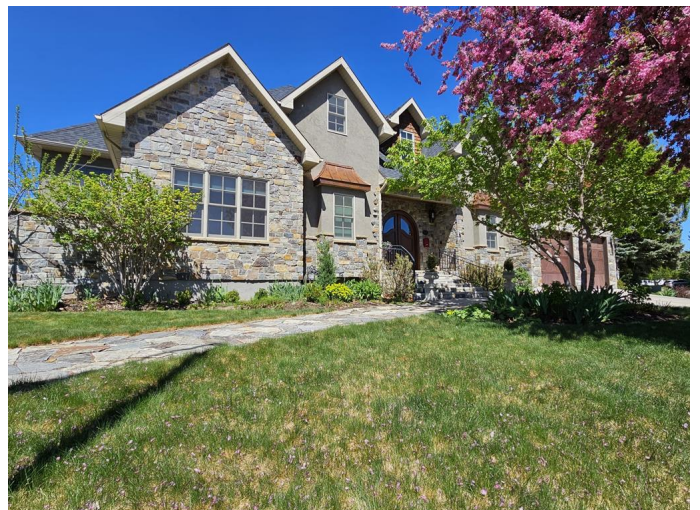
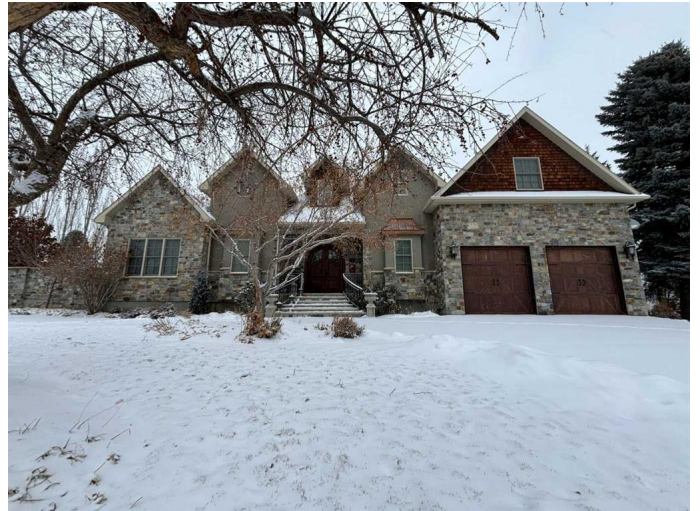
MLS® #A2047683

\$1,500,000

5 Bedroom, 6.00 Bathroom, 4,214 sqft
Residential on 0.24 Acres

Park Royal/Chinook Heights, Lethbridge,
Alberta

If you're looking for a one-of-a-kind, luxurious, custom-built house, then this is your dream home! Located in a mature, executive neighbourhood with beautiful coulee views, this house features a castle-like exterior highlighted by McGregor Lake and Castle Rock stone, copper awnings, cedar shakes, custom wrought iron rails, antique double solid wood front doors, bronze Ashley Norton hardware and breathtaking landscaping. Upon arriving, you are greeted by a spacious foyer with 10' ceilings and walnut floors that lead you into the formal dining room. Next is the completely custom kitchen, complete with travertine tile flooring, that looks out to a beautiful garden and courtyard. The kitchen features high-end Wolf and Sub-Zero appliances, a massive cherry wood island, granite counters and pantry. The large living room showcases a custom gas fireplace and has enough room for a grand piano. Completing the main floor is one of the primary bedrooms with spa-like ensuite and option for laundry, powder room, office with custom cherry desk, built-in shelving, and garden door out to a private patio. Upstairs you'll find a second primary bedroom with the option for a nursery, exercise room, or dressing room attached to it. The ensuite features double vanity, jetted tub, and separate shower. The other bedroom upstairs also has its own ensuite attached. Head downstairs to an inviting family room with fireplace, half bath,



laundry room, rec room, theatre room, fourth bedroom, full bathroom, and cold and dry storage. Outside has been landscaped with beautiful perennials that continue flowering all year. There is also a basketball court and in-ground trampoline. A few other upgrades are: spray-foam insulation in all exterior walls, ceilings, floors, and primary bedroom walls. ON-Q intercom system, custom millwork throughout, 9â€™™ basement ceilings, solid stained alder doors, Kolbe triple pain double hung windows, just to name a few. This home will have you in awe!

Built in 2010

Essential Information

MLS® #	A2047683
Price	\$1,500,000
Sold Price	\$1,350,000
Bedrooms	5
Bathrooms	6.00
Full Baths	4
Half Baths	2
Square Footage	4,214
Acres	0.24
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	1525 20 Avenue S
Subdivision	Park Royal/Chinook Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 1G2

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Heated Garage

Interior

Interior Features	Built-in Features, Chandelier, Double Vanity, Granite Counters, Jetted Tub, Kitchen Island, Pantry, Master Downstairs, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Double Oven, Garage Control(s), Gas Cooktop, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room, Mantle, Masonry, Stone, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Basketball Court, Courtyard, Private Yard
Lot Description	Back Yard, Landscaped, Underground Sprinklers, Views
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2023
Date Sold	March 22nd, 2024
Days on Market	311
Zoning	R-RL
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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