

\$539,900 - 4509 25 Avenue S, Lethbridge

MLS® #A2052083

\$539,900

3 Bedroom, 3.00 Bathroom, 1,921 sqft

Residential on 0.12 Acres

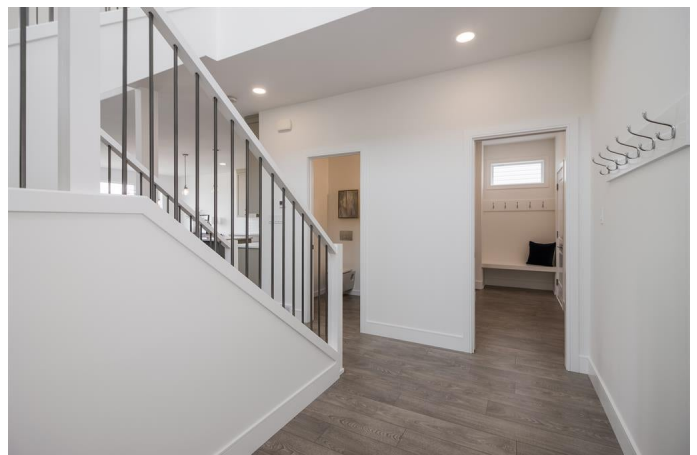
Discovery, Lethbridge, Alberta

BIENVENUE to THE ADDISON by Stranville Living! Let's talk elevated 2 storey - bright, welcoming, spacious and SO MANY fantastic features! The main floor is flooded with natural light, tall ceilings and is simply perfect for your family gatherings. Statement fireplace in the living room, the dining room can fit a Christmas dinner and the kitchen, well, we saved the best for last! Upgraded cabinets to be ceiling height with luxurious velour touch, induction cook top, panel front fridge and dishwasher and a butlers pantry with plentiful storage! The main floor is rounded out with a powder room and grand staircase. Upstairs features a bonus media room, two bedrooms + 4 piece bathroom and upper laundry. The primary suite has a dual vanity, spacious walk in closet and tiled shower with niche! Sitting on a pie shaped lot with no rear neighbors, a basement with 700+ sq/ft of future developable space this home is truly special!

Built in 2021

Essential Information

MLS® #	A2052083
Price	\$539,900
Sold Price	\$539,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	1,921
Acres	0.12
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	4509 25 Avenue S
Subdivision	Discovery
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 8K6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	High Ceilings, Kitchen Island, See Remarks
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Induction Cooktop, Microwave, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 26th, 2023
Date Sold	November 12th, 2023
Days on Market	169
Zoning	R-CL
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.