

\$599,900 - 406 Bluebell Lane W, Lethbridge

MLS® #A2087330

\$599,900

3 Bedroom, 4.00 Bathroom, 1,982 sqft

Residential on 0.09 Acres

Country Meadows Estates, Lethbridge, Alberta

Ready for this one?! Here is a fully finished former showhome with stunning upgrades backing on to green space with no one behind except for a couple acreages! right in a beautiful subdivision with a fantastic park, close to tons of amenities. Can you get any better than that?! Through the front door you are greeted with a large, bright foyer, and then straight in to a spacious mud room and walkthrough pantry. There is SO much storage in this space, including built in cubbies to store all those coats and backpacks. The real wow factor comes when you pass the main floor office and half bath, and reach the open living, dining, and kitchen. The 19'™ ceiling in the living room is everything. A full wall of windows floods this entire space with endless natural light, and you'll love sitting in front of the gas fireplace and on a clear day you can even enjoy mountain views. No staring straight in to the neighbours backyard! The kitchen features quartz countertops, and an amazing appliance package that includes a Bertazonni gas cooktop, wall oven and microwave, and the huge 5'™ side by side built in fridge/freezer combo. Glass railing all the way to the second floor opens everything up even more, and gives it such a nice high end feel. The second floor features a bonus room, a full bathroom with a 6'™ tub, two great size bedrooms with spacious closets, the laundry room, and the best part! the primary suite. This space is huge, with extra windows spanning the whole front, such great light, a walk in closet, and



ensuite with double sinks and a walk in shower. The basement has just recently been finished, with another bathroom, large family room, and a theatre room as well as tons of storage space.

The yard is meticulously landscaped, with underground sprinklers, and an awesome two tier deck with plenty of room to host the whole gang, or let the kids roam free and play! The finishes in this home were carefully curated to showhome quality, and youâ€™ll definitely feel that throughout. Even the attached double garage is completely finished, nicely painted and has tons of extra plugs. Located on a quiet street in Country Meadows, super easy access in and out, itâ€™s just 5 minutes from the highway to get you anywhere you need to go. Close by thereâ€™s schools, restaurants, groceries, pharmacies, churches, and the amazing YMCA rec center. This home has it all! Give your realtor a call and get in here to see it!

Built in 2017

Essential Information

MLS® #	A2087330
Price	\$599,900
Sold Price	\$585,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,982
Acres	0.09
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	406 Bluebell Lane W
Subdivision	Country Meadows Estates
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5S5

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway

Interior

Interior Features	No Smoking Home, Open Floorplan, Pantry, Stone Counters, Sump Pump(s), Walk-In Closet(s)
Appliances	Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Microwave, Range Hood, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Front Yard, No Neighbours Behind, Open Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 16th, 2023
Date Sold	December 14th, 2023
Days on Market	58
Zoning	R-CL
HOA Fees	0.00

Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE

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