

\$329,850 - 5 Larkspur Road N, Lethbridge

MLS® #A2094592

\$329,850

4 Bedroom, 2.00 Bathroom, 1,095 sqft

Residential on 0.14 Acres

Park Meadows, Lethbridge, Alberta

This home is a true "diamond in the rough," brimming with potential and situated in an unbeatable location. Just a short walk away, you'll find the picturesque Park Meadows Park/Green strip, schools, and convenient shopping destinations.

The property offers not one, but two convenient parking options: a double attached garage and extra driveway space, ensuring your vehicles (RV?) are always accommodated.

With a durable stone and stucco exterior, this house boasts a design that's built to last. Inside, you'll discover two cozy fireplaces that add warmth and character to your living spaces. Plus, for those warm summer days, central air conditioning will keep you cool and comfortable. A unique feature of this home is the sunroom, a great space where you can relax and enjoy the sunlight almost all year-round. The basement entry adds convenience and flexibility to your living arrangements.

This home accommodates families of all sizes with four spacious bedrooms, offering room for everyone to make themselves at home. With two large bathrooms, your daily routines become more comfortable and efficient.

In terms of functionality and efficiency, you'll appreciate the newer furnace and the thoughtful addition of dimmer switches, allowing you to set the perfect mood in every room.

Don't miss this incredible opportunity to shape



this hidden gem into your dream home. With so much potential and an outstanding location, this property is a rare find. Contact your realtor today to explore the possibilities and unlock the full beauty of this great home!

Built in 1973

Essential Information

MLS® #	A2094592
Price	\$329,850
Sold Price	\$320,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,095
Acres	0.14
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	5 Larkspur Road N
Subdivision	Park Meadows
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 4J6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Open Floorplan, See Remarks
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Water Softener
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, City Lot, Corner Lot
Roof	Flat Torch Membrane
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	November 23rd, 2023
Date Sold	January 11th, 2024
Days on Market	49
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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