

\$695,000 - 260 Agnes Short Place N, Lethbridge

MLS® #A2105829

\$695,000

4 Bedroom, 4.00 Bathroom, 2,205 sqft

Residential on 0.17 Acres

Legacy Ridge / Hardieville, Lethbridge, Alberta

260 Agnes Short Place N is an executive 2 storey home located at the end of the street and backs onto the wilderness park.

This beautiful 4-bedroom home offers a spacious floor plan, excellent craftsmanship, high-end finishes, and a well thought-out landscaped back yard.

As you step inside, you'll be greeted by a spacious front entrance that opens up to the living room featuring a gas fireplace, dining area and kitchen. All of this looks out onto north/west facing back yard and offers lots of light and privacy. The kitchen has granite counter tops, good sized center island, soft close doors and drawers and a butlers pantry walkthrough to the mudroom and garage. Also on this level is a 2 piece bath and a flex room that could be used as an office or a main floor play room for the kids.

Upstairs the first thing you will see is the large bonus room with built ins and a great view outside. The master suite offers an escape from the day. It includes a walk-in closet, and a spa-like ensuite bathroom with a soaking tub, double vanity, and a separate shower. Two additional bedrooms, a full bath, and laundry are on this level as well.

The lower level has another family room and a room that is currently being used as a craft room, but has durable rubber flooring that is typically used in gyms. Also on this level is the 4th bedroom, a full bath and two storage/utility rooms. Other features of the home are central



Air and Vac, dual zone heating, hot water on demand, underground sprinklers, a sump pump drain in the garage, a spacious three-car garage that provides plenty of room for your vehicles and storage needs, a backyard featuring two decks and nice landscaping, and a great location not far from schools, shopping, dining, and easy access to the highway.

Don't miss the opportunity to call this executive 4-bedroom family home your own.

Built in 2017

Essential Information

MLS® #	A2105829
Price	\$695,000
Sold Price	\$675,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,205
Acres	0.17
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	260 Agnes Short Place N
Subdivision	Legacy Ridge / Hardieville
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 7G4

Amenities

Parking Spaces	5
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Parking	Triple Garage Attached
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Interior

Interior Features	Closet Organizers, Kitchen Island, Pantry
Appliances	Dishwasher, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Conservation, Lawn, Level
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 6th, 2024
Date Sold	March 14th, 2024
Days on Market	37
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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