

\$624,900 - 240 Blackwolf Place N, Lethbridge

MLS® #A2109639

\$624,900

3 Bedroom, 3.00 Bathroom, 2,032 sqft

Residential on 0.11 Acres

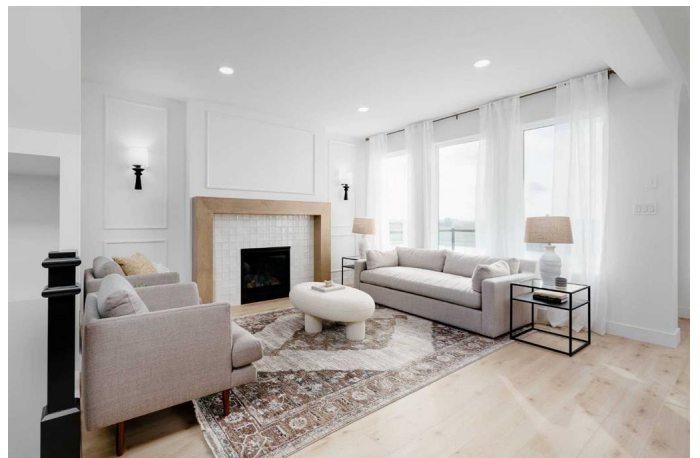
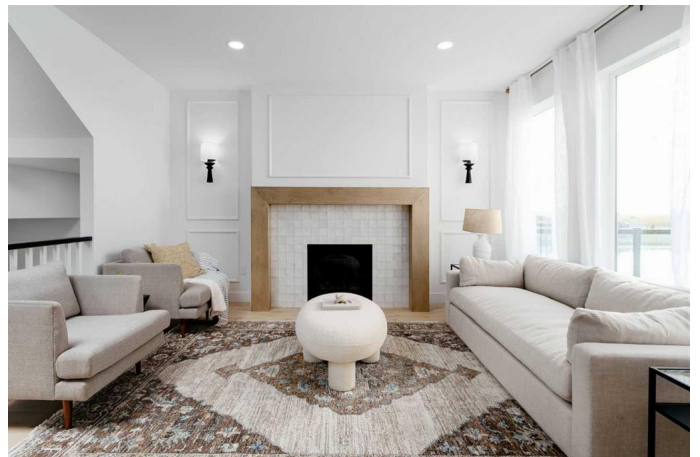
Blackwolf 2, Lethbridge, Alberta

Welcome to the "Aerin" model by Avonlea Homes. This particular home has a WALKOUT BASEMENT BACKING ONTO POND AND PARK. Upon entry, hang up your coats in the beautiful mudroom conveniently situated near the larger garage entrance. Unload your groceries effortlessly with immediate access from the mud room to the walk through pantry, the main floor includes a convenient 2-piece bathroom, and a central staircase. The open concept adds to the entertaining- friendly layout with easy access to the back deck. Large windows throughout allow for natural sunlight to fill the home. The upper level features a spacious bonus room, 2 bedrooms, Master retreat with walk-in closeted 5 piece ensuite with separate tub and shower and dual sinks separated by a sliding barn door. Basement is undeveloped but you can still enjoy the large windows down and the walk out. There is also a bright laundry room with laundry sink. Home is Virtually staged. New Home Warranty. Check out the virtual Tour of the Soutbrook Show home

Built in 2023

Essential Information

MLS® #	A2109639
Price	\$624,900
Sold Price	\$624,900
Bedrooms	3



Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,032
Acres	0.11
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	240 Blackwolf Place N
Subdivision	Blackwolf 2
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H7B3

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Kitchen Island, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space, Cul-De-Sac, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed March 11th, 2024
Date Sold July 12th, 2024
Days on Market 123
Zoning RM
HOA Fees 0.00

Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE

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