

# \$574,900 - 829 Devonia Circle W, Lethbridge

MLS® #A2126515

## \$574,900

3 Bedroom, 3.00 Bathroom, 1,767 sqft

Residential on 0.09 Acres

The Crossings, Lethbridge, Alberta

Discover your dream family home in the desirable community of The Crossings. This brand-new Van Arbor Home is crafted with an open-concept main floor featuring a spacious kitchen with a large island, quartz countertops, gas stove, and stainless steel appliances. The adjoining dining area and cozy living room with a gas fireplace create the perfect ambiance for meals and entertainment. Upstairs, indulge in the privacy of three bedrooms, including a primary suite with a 4-piece ensuite and walk-in closet, complemented by conveniently located laundry facilities and an additional full bathroom. The basement offers expansive potential for further development. Complete with a double attached garage and a partially covered deck, this home is close to amenities, including the famous YMCA (has a pool). More photos are coming soon, but don't wait—schedule a viewing with your agent today to explore this exquisite property.



Built in 2024

## Essential Information

MLS® #	A2126515
Price	\$574,900
Sold Price	\$565,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1

Square Footage	1,767
Acres	0.09
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

### **Community Information**

Address	829 Devonia Circle W
Subdivision	The Crossings
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5X1

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Parking Pad

### **Interior**

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Gas Stove, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 26th, 2024
Date Sold	May 31st, 2024
Days on Market	35
Zoning	R-CL
HOA Fees	0.00

### **Listing Details**

Listing Office            RE/MAX REAL ESTATE - LETHBRIDGE

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