

\$739,900 - 865 Devonia Circle W, Lethbridge

MLS® #A2127886

\$739,900

3 Bedroom, 3.00 Bathroom, 2,425 sqft

Residential on 0.10 Acres

The Crossings, Lethbridge, Alberta

Step into a realm of unmatched sophistication with this one-of-a-kind two-storey home in the vibrant neighborhood of The Crossing, Lethbridge. Aptly named The Rhett Lamar, this home is a showcase of Nordic-inspired design, combining bold contemporary elements with warm neutrals and rich textures. Spanning a total of 2,425 square feet across both levels, this home is a testament to luxurious living.

The main floor is an epitome of open-plan design, abundant in natural light streaming through large windows, enhancing the vibrant and inviting living room. Equipped with a gas fireplace, the area seamlessly integrates with the dining space and a state-of-the-art kitchen, complete with modern appliances and a walk-in pantry for ultimate convenience.

Ascend to the upper level to discover three spacious bedrooms, including a luxuriously appointed primary suite with a 5-piece ensuite. The floor also boasts a bonus room, perfect for movie nights, and a practical laundry room. The bonus room opens onto a covered balcony that offers a serene outdoor retreat, ideal for enjoying sunny southern views with your morning coffee.

This home features a total of two and a half bathrooms, each adorned with sleek fixtures and contemporary finishes. The standout is the stunning ensuite wet room in the primary suite, complete with a free-standing tub and a



deluxe tile shower equipped with a rain head, hand wand, and body jets.

Outside, the covered back deck and a spacious backyard, which awaits your landscaping creativity, offer more spaces to relax and entertain. A double attached garage adds to the convenience of this exceptional property.

Situated in the sought-after community of The Crossing, close to dining, shopping, and recreational paths, this home combines the tranquility of suburban life with the convenience of urban living. Originally built for the prestigious Stars fundraiser, this 2024 Van Arbor Stars Lottery home is filled with high-end upgrades, making it the perfect haven for the next lucky homeowner.

Built in 2022

Essential Information

MLS® #	A2127886
Price	\$739,900
Sold Price	\$695,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,425
Acres	0.10
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	865 Devonian Circle W
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Subdivision	The Crossings
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5X1

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Double Vanity, High Ceiling, Counters, Walk-In Closet(s)
Appliances	Bar Fridge, Built-In Oven, Control(s), Microwave, Range
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Composite Siding, Other
Foundation	Poured Concrete

Additional Information

Date Listed	May 1st, 2024
Date Sold	June 20th, 2024
Days on Market	50
Zoning	R-CL
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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