

\$670,000 - 641 Marie Van Haarlem Crescent N, Lethbridge

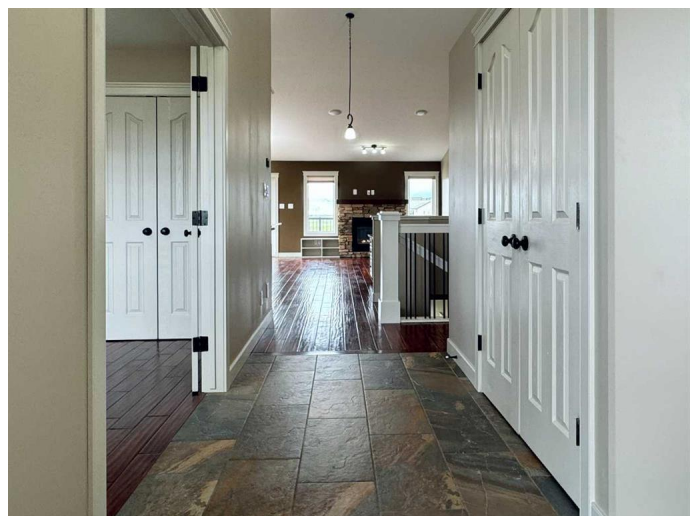
MLS® #A2128143

\$670,000

5 Bedroom, 3.00 Bathroom, 1,508 sqft
Residential on 0.11 Acres

Legacy Ridge / Hardieville, Lethbridge, Alberta

Welcome to 641 Marie Van Haarlem N, in Legacy Ridge. With a total developed area of 2758 Sq/Ft this bungalow with walkout basement has scenic coulee views, featuring 5 bedrooms, 3 bathrooms, and an attached double car garage. The heart of this home is its spacious open-concept living, dining, and kitchen area, complete with a warm fireplace and plenty of natural light pouring in through large windows showcasing the beauty of the coulees. Start your day with a cup of coffee on the deck, surrounded by nature's beauty. On the main floor, you'll find one bedroom or office space, a 4-piece bathroom with a laundry area, and a primary bedroom boasting a 5-piece ensuite and a walk-in closet. The kitchen boasts granite countertops and a 6 burner gas stove and the other appliances are brand new, adding a touch of modern convenience to your cooking experience. The walkout basement offers potential for rental income, featuring 3 additional bedrooms, a 4-piece bathroom, a family room with another fireplace, and a handy wet bar with a full size fridge and downstairs laundry in the utility room. Located in the family-friendly community of Legacy Ridge, you'll enjoy easy access to schools, parks, and trails like Alexander Wilderness Park, Pavan Park and Peenaquim Park. Outdoor enthusiasts will appreciate the nearby hiking trails, bicycle paths and dog parks. This one owner home has been well



maintained and lovingly enjoyed, this would be a great forever home for you. 641 Marie Van Haarlem N offers the ideal combination of comfort and convenience for you and your family. Be sure to check out the video tour in the links or on YouTube by searching for the home address. Don't miss out on this peaceful bungalow in Legacy Ridge!

Built in 2012

Essential Information

MLS® #	A2128143
Price	\$670,000
Sold Price	\$620,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,508
Acres	0.11
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	641 Marie Van Haarlem Crescent N
Subdivision	Legacy Ridge / Hardieville
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 6Y9

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Crown Molding, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Pantry, Wet Bar, Wired for Data, Wired for Sound
Appliances	Bar Fridge, Dishwasher, Dryer, Garburator, Gas Stove, Humidifier, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Other
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Gentle Sloping, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 6th, 2024
Date Sold	July 11th, 2024
Days on Market	66
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	Royal Lepage South Country - Lethbridge
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