

\$680,000 - 105 Canyon Close W, Lethbridge

MLS® #A2147448

\$680,000

5 Bedroom, 4.00 Bathroom, 1,658 sqft
Residential on 0.25 Acres

Paradise Canyon, Lethbridge, Alberta

Discover your dream home in the serene landscapes of Lethbridge at 105 Canyon Close W, a spacious and thoughtfully maintained one-owner property nestled in a tranquil cul-de-sac. This stunning home offers 1,658 sqft of refined space, featuring five bedrooms and 3.5 bathrooms, catering to both comfort and privacy.

At the heart of this family-friendly neighborhood, this home is truly built for a modern lifestyle with updates including new flooring and windows, enhancing its welcome ambiance. Step outside to find a private outdoor oasis perfect for entertaining and relaxation, complete with a hot tub, an above-ground pool, and a beautifully constructed pergola.

Beyond the confines of the home, residents have the advantage of being just steps away from Canyon Close Park. Perfect for families, the park provides a safe and enjoyable environment for outdoor activities. Golf enthusiasts will appreciate the proximity to Paradise Canyon Golf & Country Club, offering a premium golfing experience surrounded by the breathtaking scenery of The Canyons.

For your daily needs, Safeway and Save-On-Foods are merely a short drive away, ensuring convenience is at your doorstep. Engage in community events or explore the vast amenities of the thriving West Lethbridge



area, from shopping destinations to educational facilities.

This property is more than a home; it’s a lifestyle waiting to be cherished. Schedule your viewing today and experience the perfect blend of tranquility and accessibility at 105 Canyon Close W.

Built in 2000

Essential Information

MLS® #	A2147448
Price	\$680,000
Sold Price	\$680,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,658
Acres	0.25
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	105 Canyon Close W
Subdivision	Paradise Canyon
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 6W5

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Granite Counters, High Ceilings
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air
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, City Lot, Cul-De-Sac, Many Trees, Private, Treed
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	July 8th, 2024
Date Sold	July 25th, 2024
Days on Market	17
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	Lethbridge Real Estate.com
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