

\$424,900 - 177 Crocus Terrace W, Lethbridge

MLS® #A2166328

\$424,900

3 Bedroom, 3.00 Bathroom, 1,205 sqft

Residential on 0.07 Acres

Country Meadows Estates, Lethbridge, Alberta

Check out this immaculate 3 bedroom fully developed half duplex in the Country Meadows subdivision. This half duplex offers tons of living space with 3 floors fully finished, all bright and spacious thanks to large windows throughout and a walkout basement. As you enter the home from the single attached garage you enter into the mudroom which has built-in cubbies and plenty of storage space. With 2 steps up you are now in the open main floor kitchen, dining, and living room area. The kitchen boasts beautiful dark chocolate cabinets and white quartz countertops. The kitchen is beautifully laid out with lots of countertop space, a walk-in pantry and the perfect working triangle between your stainless steel appliances. A balcony off the dining area allows for convenient grilling or relaxing with your morning or evening drink. On the upper level you have all 3 bedrooms as well as a laundry room and a full 4-piece bathroom. The spacious primary suite has its own 3-piece ensuite and a walk-in closet. The 2 additional bedrooms are bright with double door closets and all with beautiful plush carpet. As you make your way to the basement you will be in awe of the beautiful and bright space that has been created. The space has a cozy fireplace area, a movie watching area, as well as a dining or gaming table. The sliding glass doors let in tons of light and lead to a serene and manicured backyard. The exterior of the house has been thoughtfully designed to offer clean, streamlined spaces to easily handle the



necessities of life like air conditioning, a wood framed alcove to beautifully store your city garbage bins, and an extra long driveway that can accommodate RV parking. Updates and upgrades worth noting are tinted windows to help with temperature control, air conditioner equipped with sensor to ensure it will not freeze, air exchanger, reverse osmosis water filtration system, 60gal. hot water tank (2022), Fridge(2022), OTR Microwave(2022), washer & dryer(2022). This home has been so well maintained and is in 'like-new' condition in a fantastic neighborhood with great neighbors. Call your favorite realtor today to view.

Built in 2017

Essential Information

MLS® #	A2166328
Price	\$424,900
Sold Price	\$420,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,205
Acres	0.07
Year Built	2017
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	177 Crocus Terrace W
Subdivision	Country Meadows Estates
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5B2

Amenities

Parking Spaces	3
Parking	Single Garage Attached

Interior

Interior Features	Closet Organizers, Pantry
Appliances	Dishwasher, Microwave Hood
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full



Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Gentle Sloping, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 17th, 2024
Date Sold	September 27th, 2024
Days on Market	10
Zoning	R-37
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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