

\$469,900 - #3, 47 Aquitania Circle W, Lethbridge

MLS® #A2172497

\$469,900

2 Bedroom, 3.00 Bathroom, 1,250 sqft

Residential on 0.00 Acres

The Crossings, Lethbridge, Alberta

Looking for a lock and leave move-in ready executive condo in a great location? Come check out this wonderful bungalow in Park Crossings backing onto a pond, near restaurants and a grocery store, arterial roads and walking and biking paths! This 1235 sq. ft. condo features main floor living with vaulted ceilings, an office, mudroom/laundry room, quartz countertops with stainless steel appliances, fireplace in the living room and a master bedroom with a 4 piece ensuite and walk-in closet. There is an outdoor fireplace on the deck and a super single attached garage. The basement has one bedroom and a full bathroom and lots of undeveloped space. The condo fees are \$250 per month which includes exterior maintenance, lawn care, snow removal, property management and a reserve fund.

Built in 2016

Essential Information

MLS® #	A2172497
Price	\$469,900
Sold Price	\$450,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,250



Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	#3, 47 Aquitania Circle W
Subdivision	The Crossings
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5M5

Amenities

Amenities	Parking, Park
Parking Spaces	2
Parking	Parking Pad, Single Garage Attached

Interior

Interior Features	High Ceilings, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Living Room, Outside
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Other
Lot Description	Backs on to Park/Green Space, Landscaped
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 10th, 2024
Date Sold	March 12th, 2025
Days on Market	152
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office SUTTON GROUP - LETHBRIDGE

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