

\$380,000 - 9, 50 Fairmont Boulevard S, Lethbridge

MLS® #A2177886

\$380,000

4 Bedroom, 3.00 Bathroom, 1,084 sqft

Residential on 0.00 Acres

Fairmont, Lethbridge, Alberta

This beautiful South Lethbridge duplex unit is in an unbeatable location near to parks and shopping! With a four-bedroom, three-bathroom layout, this property offers a perfect place to get the most of adult living. Step over the charming front porch and into a spacious open-concept living room, dining room, and kitchen. Hardwood floors and high ceilings create a luxurious atmosphere, while large bay windows and a cozy gas fireplace with alcove mantle keep the space comfortable. Down the hall, the primary bedroom features an ensuite bath and walk-in-closet. The second main-floor bedroom would be perfect as a home office or play room for the grandkids. On the lower level, a huge rec room is waiting for you to create the home theatre, games room, or hobby space of your dreams. Two more nearby bedrooms, plenty of storage, and a three-piece bath offer a beautiful layout for holiday hosting. Outside, the property is fenced and features trees and privacy screening. All this in the beautiful neighborhood of Fairmont boasting parks, walking paths, and excellent shopping. If this sounds like the place for you, give your REALTOR® a call and book a showing today!

Built in 1997

Essential Information

MLS® #

A2177886



Price	\$380,000
Sold Price	\$380,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,084
Acres	0.00
Year Built	1997
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

Community Information

Address	9, 50 Fairmont Boulevard S
Subdivision	Fairmont
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7H5

Amenities

Amenities	Other, Parking
Parking Spaces	3
Parking	Concrete Driveway, Double Garage Attached

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, High Ceilings, Pantry, Storage, Walk-In Closet(s)
Appliances	Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle, Living Room, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Front Yard, Lawn, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2024
Date Sold	November 22nd, 2024
Days on Market	15
Zoning	RC
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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