

\$499,000 - 44 Alma Isobell Hodder Crescent N, Lethbridge

MLS® #A2177975

\$499,000

4 Bedroom, 3.00 Bathroom, 1,411 sqft
Residential on 0.11 Acres

Legacy Ridge / Hardieville, Lethbridge, Alberta

Welcome to your dream home in the thriving community of Legacy Ridge! This beautiful 1,411 sq ft, 2-storey home sits in a quiet crescent, offering spectacular, unobstructed sunset views over the Alexander Wilderness Park—a protected wildlife sanctuary that ensures nothing will ever be built behind you.

This thoughtfully designed home features 4 spacious bedrooms, 2.5 baths, and a main-floor laundry room for ultimate convenience. The kitchen is a chef's delight, showcasing high-end finishes like quartz countertops, a built-in microwave and oven combo, and ample space for family gatherings. The main floor flows effortlessly into the cozy living area, making it perfect for entertaining or relaxation.

Upstairs, you'll find three bright bedrooms, large primary with 5 pc ensuite and a full bath, while the fully finished walkout basement provides a rec room and a fourth bedroom, ideal for guests or extra family members. Outside, your private deck is the perfect spot to unwind and enjoy the beautiful natural setting.

Additional highlights include underground sprinklers, keeping your landscaping lush with ease, hardy board siding and a double attached garage. With close proximity to parks



and an elementary school, this home combines convenience, elegance, and tranquility. Don't miss this opportunity to make this stunning Legacy Ridge property yours!

Built in 2015

Essential Information

MLS® #	A2177975
Price	\$499,000
Sold Price	\$499,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,411
Acres	0.11
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	44 Alma Isobell Hodder Crescent N
Subdivision	Legacy Ridge / Hardieville
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 7E3

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	No Smoking Home, Pantry, Bathroom Rough-in, Vinyl Windows, Kitchen Island, Open Floorplan, Quartz Counters, Soaking Tub, Walk-In
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	Closet(s)
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings, Central Air Conditioner, Induction Cooktop, Microwave
Heating	Central
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2024
Date Sold	November 25th, 2024
Days on Market	17
Zoning	R-CL
HOA Fees	0.00

Listing Details

Listing Office	REAL BROKER
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