

# \$285,000 - 218 Haru Moriyama Place N, Lethbridge

MLS® #A2181032

**\$285,000**

2 Bedroom, 1.00 Bathroom, 848 sqft

Residential on 0.07 Acres

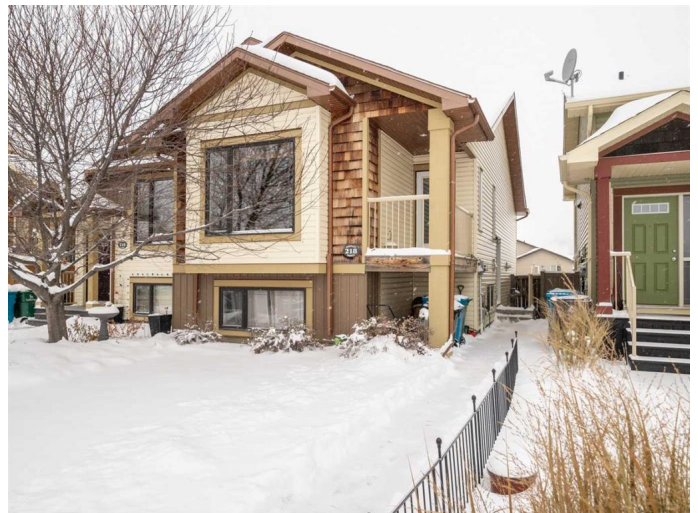
Legacy Ridge / Hardieville, Lethbridge, Alberta

Ideal for starting out or settling down, this meticulously maintained half-duplex sits in a serene cul-de-sac within Legacy Ridge, just a block away from the nearest elementary school, churches, and scenic walking trails leading to the coulees. The home is equipped with stainless steel appliances, including a washer and dryer. The backyard offers a generous space with off-alley parking. The upper level houses two spacious bedrooms and a full 4-piece bathroom. The unfinished basement presents a perfect opportunity for buyers to add value by completing it to their taste. Large windows in the basement bring in ample light, making it perfect for a potential man cave. Act quickly and have your preferred REALTOR® arrange a viewing for you!

Built in 2009

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2181032    |
| Price          | \$285,000   |
| Sold Price     | \$289,000   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 848         |
| Acres          | 0.07        |
| Year Built     | 2009        |
| Type           | Residential |



|          |                        |
|----------|------------------------|
| Sub-Type | Semi Detached          |
| Style    | Bi-Level, Side by Side |
| Status   | Sold                   |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 218 Haru Moriyama Place N  |
| Subdivision | Legacy Ridge / Hardieville |
| City        | Lethbridge                 |
| County      | Lethbridge                 |
| Province    | Alberta                    |
| Postal Code | T1H 5W4                    |

### Amenities

|                |                                |
|----------------|--------------------------------|
| Parking Spaces | 2                              |
| Parking        | Alley Access, None, Rear Drive |

### Interior

|                   |                                                                                                                      |
|-------------------|----------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Electric Oven, Microwave, Range Hood, Refrigerator, Washer                                        |
| Heating           | Forced Air, Natural Gas                                                                                              |
| Cooling           | None                                                                                                                 |
| Has Basement      | Yes                                                                                                                  |
| Basement          | Full, Unfinished                                                                                                     |

### Exterior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior Features | None                                                                                   |
| Lot Description   | Back Lane, Back Yard, Cul-De-Sac, Front Yard, Lawn, Landscaped, Level, Street Lighting |
| Roof              | Asphalt Shingle                                                                        |
| Construction      | Concrete, Vinyl Siding, Wood Frame                                                     |
| Foundation        | Poured Concrete                                                                        |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | November 26th, 2024 |
| Date Sold      | December 11th, 2024 |
| Days on Market | 15                  |
| Zoning         | R-50                |
| HOA Fees       | 0.00                |

**Listing Details**

Listing Office                    Lethbridge Real Estate.com

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.