

\$450,000 - 1, 270 Couleesprings Terrace S, Lethbridge

MLS® #A2183183

\$450,000

3 Bedroom, 3.00 Bathroom, 1,784 sqft

Residential on 0.11 Acres

Southgate, Lethbridge, Alberta

Welcome to Block 19! This exceptional three-bedroom, two-and-a-half-bath end-unit executive condo is located in the highly sought-after Coulee Creek neighborhood, just minutes from shopping, parks, and dining. Nestled among towering spruce trees, the condo offers a peaceful, private retreat, which you can enjoy from the spacious, extra-large deck—ideal for morning coffee or hosting guests. Inside, the open-concept floor plan features modern finishes and luxurious laminate flooring throughout the main level. This is the largest floorplan in the complex, with only a couple built this large and spacious! The kitchen is a chef's dream with a large island, seating gas cooktop, and elegant quartz countertops. The kitchen is open to both the living and dining room. This area also has extra windows looking onto the large trees surrounding the building, letting tons of natural light pour in. There is also a walk in pantry and a 2 pc bathroom that complete the main level. Glass railings guide you upstairs, enhancing the contemporary aesthetic, creating a bright and airy atmosphere. Upstairs, you'll find three generously sized bedrooms, including a primary suite with an 3 pc ensuite bath with large tile shower and a massive walk-in closet with custom built ins. Two additional bedrooms and a full four-piece bathroom complete the upper floor, along with a conveniently located laundry off the primary bedroom. The tandem garage is perfect for two vehicles and adds lots of additional storage space. Condo fees



cover management and exterior maintenance, providing a hassle-free, lock-and-go lifestyle. Pets are welcome, and there are no age restrictions. Short term rentals are also allowed, which would make this place a perfect Airbnb! With ample visitor parking and an unbeatable location, this condo offers the perfect combination of luxury and convenience. Schedule your viewing today with your favorite REALTOR®—you won't want to miss out on this stunning, low-maintenance home!

Built in 2018

Essential Information

MLS® #	A2183183
Price	\$450,000
Sold Price	\$440,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,784
Acres	0.11
Year Built	2018
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	1, 270 Couleesprings Terrace S
Subdivision	Southgate
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 5P1

Amenities

Amenities	Laundry
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Vaulted Ceiling(s), No Smoking Home, Open Floorplan, Pantry, Quartz Counters
Appliances	Bar Fridge, Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings, Central Air Conditioner, Built-In Gas Range
Heating	Forced Air
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Landscaped
Roof	Membrane
Construction	Vinyl Siding
Foundation	Slab

Additional Information

Date Listed	December 12th, 2024
Date Sold	January 15th, 2025
Days on Market	34
Zoning	R-75
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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