

\$549,900 - 131 Goldenrod Road W, Lethbridge

MLS® #A2185444

\$549,900

3 Bedroom, 3.00 Bathroom, 1,791 sqft

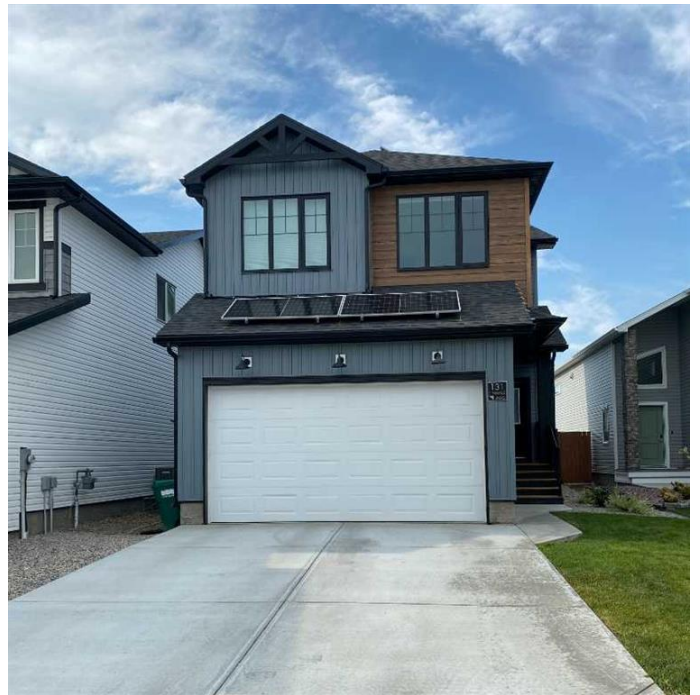
Residential on 0.10 Acres

Country Meadows Estates, Lethbridge, Alberta

Are you looking for a brand new home but don't want to pay all of the extra costs of making it liveable? Here is the perfect opportunity for you! The "Alloway" model by Stranville Living has farmhouse charm and has only been lived in for 20 months. Located in the desirable Country Meadows community that boasts a a park with a playground and a 1-km walking path. This community also has a new elementary school being built less than 5 minutes away. This two storey 3 bed/2.5 bath includes a bonus room and an office nook. This beautiful home has everything finished except for the basement. Since its purchase, numerous things have been added to make this home move-in ready! This includes Hunter-Douglas blinds, a washer/dryer, an AC unit, cedar fencing, a 10x12 composite deck, and finished landscaping on the back and sides of the house. The landscaping includes 3 garden beds, 3 trees, and a large lawn in the backyard. The additions don't stop there! This nearly new home also includes 10 solar panels that cover up to 90% of the electricity for a family of three. For the majority of the year, all that you're left paying on your electricity bill are the distribution fees and a small portion of your electricity usage. Contact your favourite agent to book a showing of this nearly new home!

Built in 2022

Essential Information



MLS® #	A2185444
Price	\$549,900
Sold Price	\$530,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,791
Acres	0.10
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	131 Goldenrod Road W
Subdivision	Country Meadows Estates
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J5W8

Amenities

Utilities	Cable Connected, Electricity Available, Fiber Optics Available, Garbage Collection, High Speed Internet Available, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached

Interior

Interior Features	Built-in Features, Double Vanity, Vinyl Windows, Pantry, Quartz Counters, Sump Pump(s), Walk-In Closet(s)
Appliances	Built-In Refrigerator, Built-In Oven, Dishwasher, Induction Cooktop, Microwave, Range Hood, Washer/Dryer Stacked
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Electric, Insert, Living Room
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Fruit Trees/Shrub, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 6th, 2025
Date Sold	March 25th, 2025
Days on Market	76
Zoning	R-CL
HOA Fees	0.00



Listing Details

Listing Office	Royal Lepage South Country - Lethbridge
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