

\$475,000 - 607 Edward Street, Monarch

MLS® #A2203569

\$475,000

6 Bedroom, 2.00 Bathroom, 1,850 sqft
Residential on 1.79 Acres

NONE, Monarch, Alberta

Enjoy the best of both worlds with this charming in-town acreage in Monarch, just a short 20-minute drive from Lethbridge. Conveniently located within walking distance to Providence Christian School, this spacious home is situated on a 1.79 acre lot and designed for family living. The large, open-concept kitchen flows seamlessly into the dining and living areas, creating the perfect space for gathering and entertaining. The main floor offers two bedrooms plus an office, along with two bathrooms for added convenience. At the far end of the home, a cozy family room with a fireplace provides a welcoming retreat. Downstairs, you'll find a versatile rec room—ideal for games, kids' playtime, or a home theater—along with three additional bedrooms. Completing the property is a large 39'3" x 23'5" shop with three overhead doors, offering plenty of space for storage, projects, or business needs. With ample room to grow, this is an excellent opportunity for a family looking for space, comfort, and a touch of country living close to the city.

Built in 1979

Essential Information

MLS® #	A2203569
Price	\$475,000
Sold Price	\$480,000
Bedrooms	6



Bathrooms	2.00
Full Baths	2
Square Footage	1,850
Acres	1.79
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	607 Edward Street
Subdivision	NONE
City	Monarch
County	Lethbridge County
Province	Alberta
Postal Code	T0L 1M0

Amenities

Parking	Driveway, Gravel Driveway, Outside, RV Access/Parking, Triple Garage Detached
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Interior

Interior Features	Breakfast Bar, Kitchen Island, Storage, Ceiling Fan(s), Vinyl Windows
Appliances	See Remarks
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	Storage
Lot Description	Lawn, Many Trees
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	March 26th, 2025
Date Sold	April 14th, 2025
Days on Market	19
Zoning	HR
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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