\$409,900 - 3, 369 Canyon Boulevard W, Lethbridge

MLS® #A2219889

\$409,900

3 Bedroom, 4.00 Bathroom, 1,631 sqft Residential on 0.00 Acres

Paradise Canyon, Lethbridge, Alberta

Opportunity to own a beautiful property at the Paradise Canyon Golf Course. This 2 storey home with attached single garage is fully developed. Amazing outdoor spaces including balcony off Primary Bedroom for your morning coffee with views to the east; enjoy your large deck with power awning to the west, plus covered patio from the basement level. Main floor has 2 piece bath off garage, which leads to the open kitchen, dining and livingroom. Upper level has 2 good size bedrooms, separate laundry room, 3 piece bath with big shower, primary with walk-in closet and jetted tub ensuite & separate shower. Basement is developed by large family room with gas fireplace, 2 piece bath and large storage room. This home is perfect for entertaining. This home has been extremely well maintained. with updated lighting, paint and would be a pleasure to call home.

Built in 2003

Essential Information

MLS® # A2219889 Price \$409,900

Bedrooms 3

Bathrooms 4.00

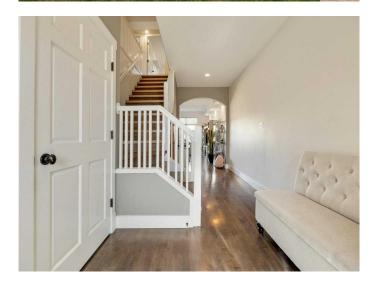
Full Baths 2 Half Baths 2

Square Footage 1,631

Acres 0.00







Year Built 2003

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 3, 369 Canyon Boulevard W

T1K 6V2

Subdivision Paradise Canyon

City Lethbridge
County Lethbridge
Province Alberta

Amenities

Postal Code

Amenities Colf Course

Parking Spaces 2

Parking Single Garage Attached

of Garages 1

Interior

Interior Features Ceiling Fan(s), Central Vacuum, Closet Organizers, Jetted Tub

Appliances Dishwasher, Range Hood, Refrigerator, Stove(s), Window Coverings

Heating Forced Air Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Basement, Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Balcony, Awning(s)
Lot Description On Golf Course

Roof Clay Tile

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 9th, 2025

Days on Market 51
Zoning DC

Listing Details

Listing Office SUTTON GROUP - LETHBRIDGE

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