

403-894-9537 anne@locknkeyrealty.ca

## 875 Miners Boulevard W Lethbridge, Alberta

MLS # A2258638



\$529,999

Division:	Copperwood				
Type:	Residential/House				
Style:	2 Storey				
Size:	1,659 sq.ft.	Age:	2016 (9 yrs old)		
Beds:	3	Baths:	2 full / 1 half		
Garage:	Double Garage Attached				
Lot Size:	0.10 Acre				
Lot Feat:	Corner Lot				

Heating:	Central	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CL
Foundation:	Poured Concrete	Utilities:	-

Features: Kitchen Island, Quartz Counters, Storage

Inclusions: N/A

Welcome to this 2 storey gem, on a corner lot in the sought after neighbourhood of Copperwood. This 3 bed 3 bath home combines comfort, functionality, and future potential. Designed with family living in mind, this spacious property offers room to grow and spaces to thrive. Amazing kitchen with quarts countertops, gas stove, pantry and a 5 foot wide fridge. Upstairs, you'll find three generously sized bedrooms, each offering a cozy retreat for every family member. The primary suite features its own private ensuite and walk in closet. A large bonus family room on the upper level provides the perfect space for a playroom, or cozy lounge area—ideal for relaxing or entertaining. The unfinished basement is a blank canvas with many opportunity's for future development. The garage is immaculate and has epoxy flooring and gas hook up for a heater. Located close to schools, parks, shopping, and dining, this home is as convenient as it is versatile.