

**66 Haru Moriyama Road N
Lethbridge, Alberta**

MLS # A2289614



\$399,900

Division:	Legacy Ridge / Hardieville		
Type:	Residential/Duplex		
Style:	4 Level Split, Attached-Side by Side		
Size:	918 sq.ft.	Age:	2008 (18 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street, Single Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane		

Heating: Forced Air

Floors: Carpet, Laminate

Roof: Asphalt Shingle

Basement: Full

Exterior: Concrete

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-37

Utilities: -

Inclusions: n/a

The one you've been waiting for has officially arrived! Fully developed, full of upgrades, and completely move-in ready! Put this one at the top of your list! From the moment you step inside, you'll feel the warmth and comfort this home offers. Situated in the highly sought-after Legacy Ridge neighbourhood, this beautifully maintained four-level split is waiting for you! The bright upgraded kitchen features quartz countertops and classic subway tile, flowing into inviting living spaces perfect for everyday life and entertaining. With central air conditioning for summer comfort and underground sprinklers as well as a detached garage for convenience, this home checks all the boxes. Upstairs you'll find two bedrooms and a full bath, while the spacious third-level family room creates the perfect retreat for movie nights, kids' play space, or relaxing evenings. The fully developed lower level offers a generous third bedroom or flex room and another full bathroom, ideal for guests or a private home office. A wonderful home in a fantastic neighbourhood! don't miss your opportunity to make it yours.