

757 Riverhills Landing W Lethbridge, Alberta

MLS # A2333289



\$559,900

Division:	Riverstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,554 sq.ft.	Age:	2025 (1 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Other		

Heating:	Central
Floors:	Carpet, Tile, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	Full
Exterior:	Stone, Vinyl Siding
Foundation:	Poured Concrete
Features:	No Smoking Home

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-CL
Utilities:	-

Inclusions: Fridge, stove, dishwasher, range hood, microwave, central AC

Welcome to the Marco! A brand new and fully developed home built by Van Arbor Homes. This well designed floorplan offers 4 bedrooms, 3.5 bathrooms, and plenty of space for the whole family. The main floor features a bright, open layout with the living room, dining area, and kitchen all flowing together. The kitchen includes a large island, modern finishes, and plenty of room for cooking, entertaining, or gathering with family. A convenient mudroom off the double attached garage helps keep everything organized. Upstairs you will find three bedrooms, including a spacious master bedroom with a walk in closet and private ensuite. Two additional bedrooms, another full bathroom, and a functional layout make this level ideal for a growing family. The fully developed basement adds even more living space with a large family room, fourth bedroom, and another full bathroom. It is a great setup for guests, teenagers, a home office, or simply some extra room to spread out. This home also includes the builder's new home warranty for added peace of mind. Located in a growing, family friendly Lethbridge neighbourhood, you will be close to walking paths, shopping, schools, and a dog park. They even included Central AC for your convenience! The Marco is move in ready and offers the space, layout, and modern finishes you have been looking for in a brand new home.