

# \$419,900 - 2905 47 Street S, Lethbridge

MLS® #A2215591

**\$419,900**

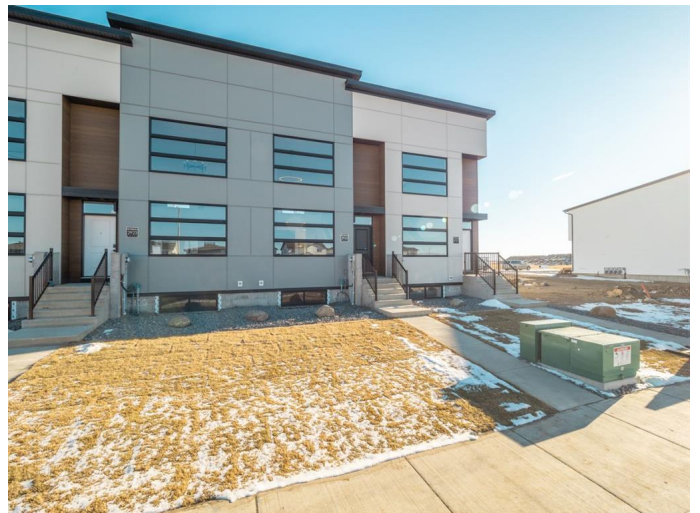
3 Bedroom, 3.00 Bathroom, 1,143 sqft

Residential on 0.05 Acres

NONE, Lethbridge, Alberta

Welcome to our exclusive collection of modern towns nestled in the heart of the vibrant Southbrook community! Soho South is conveniently located within walking distance to an array of Lethbridge amenities. From shopping center's to dining options, everything you need is a short walk away. Additionally, Soho is just one block from the new Dr. Robert Plaxton Elementary School and only a 5-minute drive to Lethbridge College. The project offers 2 and 3-bedroom plan (option to add 4th bedroom), each with ample space for relaxation and entertainment. The basement is fully developed with another living room, bedroom, and full bathroom. Experience an open concept layout on the main floor with expansive ceilings and seamlessly connected living and kitchen areas. Perfect for hosting gatherings or simply enjoying quality time with family. Forget the hassle of landscaping and fencing – our townhomes come fully equipped with front and back landscaping, as well as fenced yards, providing residents with a hassle-free living experience from day one. With no condo fees or restrictions your furry friends are welcome to join and enjoy private yard. With its premium location and numerous amenities, Soho South presents an excellent lifestyle for young professionals or individuals looking to right-size. Estimated completion is scheduled for Summer 2025.

Built in 2025



## Essential Information

MLS® #	A2215591
Price	\$419,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,143
Acres	0.05
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	2905 47 Street S
Subdivision	NONE
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K8L4

## Amenities

Parking Spaces	2
Parking	Parking Pad

## Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator
Heating	Central
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Interior Lot, Level
Roof	Asphalt
Construction	Vinyl Siding

Foundation                  Poured Concrete

### **Additional Information**

Date Listed                  April 28th, 2025

Days on Market            51

Zoning                        R-M

### **Listing Details**

Listing Office                Century 21 Foothills South Real Estate

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.