# \$418,000 - 764 Red Crow Boulevard W, Lethbridge

MLS® #A2218184

# \$418,000

4 Bedroom, 2.00 Bathroom, 1,060 sqft Residential on 0.09 Acres

Indian Battle Heights, Lethbridge, Alberta

Charming Family Home in Desirable West Lethbridge

Welcome to your dream home! This meticulously maintained four-bedroom property is located in the highly sought-after west side of Lethbridge. As you step upstairs, you're greeted by a cozy living area that invites relaxation and comfort. The upper level features two spacious bedrooms and a full bathroom, perfect for family living. The centerpiece of the home is the recently updated kitchen, featuring premium stainless steel appliances and eye-catching lighting elements. Enhanced by chic cabinetry, the connected dining space offers a perfect setting for family get-togethers and entertaining guests. Venture downstairs to discover another two bedrooms and a full bathroom, along with a huge recreational area perfect for family fun or movie nights! Additional highlights include generous storage space and a utility room, The home's recent upgrades, including beautifully refreshed bathrooms and a brand-new air conditioning unit, ensure comfort and efficiency. With an abundance of natural light shining through, this home feels warm and inviting throughout the day. Conveniently located near University of Lethbridge, Mike Mountain Horse and G.S. Lakie school, shopping malls, banks, playgrounds, and the YMCA Health Centre, this property is perfectly positioned for your active lifestyle. Don't miss out on the opportunity to call this beautiful home your







## Built in 1999

## **Essential Information**

MLS® # A2218184 Price \$418,000

Bedrooms 4
Bathrooms 2.00
Full Baths 2

Square Footage 1,060 Acres 0.09 Year Built 1999

Type Residential
Sub-Type Detached
Style Bi-Level
Status Active

# **Community Information**

Address 764 Red Crow Boulevard W

Subdivision Indian Battle Heights

City Lethbridge
County Lethbridge
Province Alberta
Postal Code T1K7M4

# **Amenities**

Parking Spaces 2

Parking Parkade, Parking Pad

## Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Pantry, Storage Appliances Central Air Conditioner, Dishwasher, Microwave, Range Hood,

Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features Barbecue, Other, Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Level, Low

Maintenance Landscape, No Neighbours Behind, Private

Roof Asphalt Shingle

Construction Stucco
Foundation Other

## **Additional Information**

Date Listed May 6th, 2025

Days on Market 4

Zoning R-L

# **Listing Details**

Listing Office Initia Real Estate

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