

\$649,900 - 225 Couleecreek Manor S, Lethbridge

MLS® #A2270197

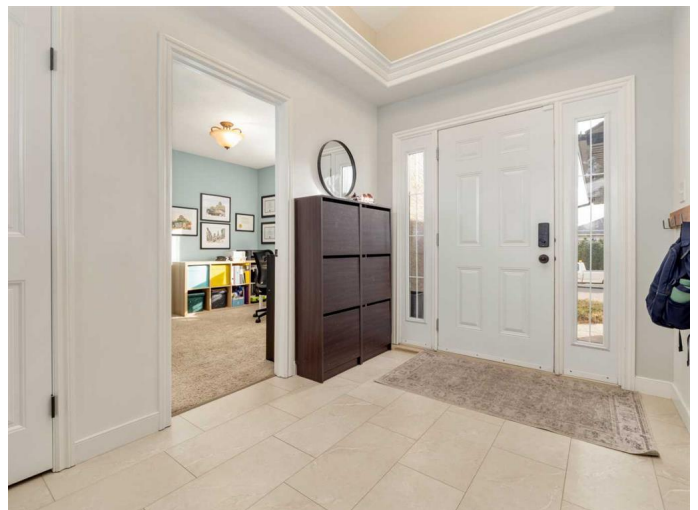
\$649,900

5 Bedroom, 3.00 Bathroom, 1,511 sqft

Residential on 0.12 Acres

Southgate, Lethbridge, Alberta

Beautiful Bungalow Living with nice updates in desirable South Lethbridge, close to all big box shopping, restaurants, grocery store, medical clinic, & other amenities! Stucco exterior with stone accents. Roof has newly installed "Net Zero" solar system(2025) that allows you to make money on power in the warmer months, and use those funds to offset your costs in the colder months. Inside you'll find a nice open plan with vaulted ceilings on main. Main floor has hardwood floors in living room and vinyl tile in in foyer and kitchen. Home features a bedroom/office just off the entry. Open plan for living room, kitchen, and dining room. Kitchen was remodeled in 2021 and features wood and quartz counters, white cabinets, stainless steel appliances, skylights above, and a 5 foot deep corner pantry. Living room has gas fireplace and large windows for plenty of natural light. Door to deck out back from dining room and primary bedroom. Primary bedroom also has vaulted ceiling and features NEWLY RENOVATED(2025) 3 piece ensuite with walk-in tiled shower and walk-in closet with organizers. A 3rd bedroom, another full bath, and a laundry room/mud room connected to the garage entrance are also on the main. Basement is fully developed with large family room that features wet bar, gas fireplace, and walk-out garden doors to covered patio below deck. Basement also has 2 more bedrooms and a flex room with double doors(currently being used as a 6th bedroom) that could also be used as a gym/craft room/music room.



Another full bath completes the basement. Double attached garage for your vehicles with 220v plug that can be used to add an EV charger, RV plugin, or heavy duty tool machine. Yard is fenced and landscaped with underground sprinklers. Home has convenience of central a/c and back alley access. Take a short walk to Coulee Creek Park & Pond as you enjoy living in this fantastic neighbourhood close to everything you want & need!

Built in 2007

Essential Information

MLS® #	A2270197
Price	\$649,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,511
Acres	0.12
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	225 Couleecreek Manor S
Subdivision	Southgate
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 8B9

Amenities

Parking Spaces	4
Parking	Aggregate, Double Garage Attached, See Remarks, 220 Volt Wiring
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Skylight(s), Sump Pump(s), Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar, Wood Counters
Appliances	Bar Fridge, Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	November 11th, 2025
Zoning	R-SL

Listing Details

Listing Office	REAL BROKER
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