

# \$445,000 - 220 Mt. Alderson Crescent W, Lethbridge

MLS® #A2191546

## \$445,000

4 Bedroom, 3.00 Bathroom, 1,170 sqft

Residential on 0.13 Acres

Mountain Heights, Lethbridge, Alberta

Wonderful property as a family home or a revenue-generating investment. Ample square footage in a peaceful neighborhood close to Dr. Probe Elementary School, the University, and Nicholas Sheran Park. The house boasts 5 bedrooms and a separate entrance, Walk-out basement, main floor Laundry. The basement is fully developed and includes a spacious family room with a gas fireplace, as well as a full bathroom. Private deck with a cement pad for a hot tub. The yard is adorned with mature trees.

Built in 1999

### Essential Information

MLS® #	A2191546
Price	\$445,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,170
Acres	0.13
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address 220 Mt. Alderson Crescent W



Subdivision	Mountain Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K6N3

### Amenities

Parking Spaces	2
Parking	Double Garage Attached, Garage Faces Front, On Street
# of Garages	460

### Interior

Interior Features	Built-in Features, Kitchen Island, Laminate Counters, Walk-In Closet(s), Separate Entrance
Appliances	Built-In Oven, Central Air Conditioner, Refrigerator, Stove(s), Washer/Dryer
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony, Garden, Private Yard
Lot Description	Back Yard, Brush, City Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Block

### Additional Information

Date Listed	February 3rd, 2025
Days on Market	74
Zoning	R-L

### Listing Details

Listing Office	Maxwell Devonshire Realty
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