

# \$550,000 - 406 Miners Chase W, Lethbridge

MLS® #A2212284

**\$550,000**

4 Bedroom, 4.00 Bathroom, 1,752 sqft

Residential on 0.08 Acres

Copperwood, Lethbridge, Alberta

Your dream home in Copperwood is hereâ€™and it checks every box! This fully finished two-storey offers 4 bedrooms, 3.5 bathrooms, and over 1,700 sq ft of smartly designed living spaceâ€™all nestled in one of West Lethbridgeâ€™s most sought-after neighbourhoods.

The bright and open main floor flows beautifully into your private, landscaped backyardâ€™perfect for summer nights on the deck! Upstairs, youâ€™ll find 3 spacious bedrooms, including a primary suite built for comfort. Downstairs, a fully developed basement adds a 4th bedroom, a bathroom, and flex space for movie nights, guests, or a home gym!

Loaded with upgrades: air conditioning, a new garage heater, a fenced yard, and a newly finished basement.

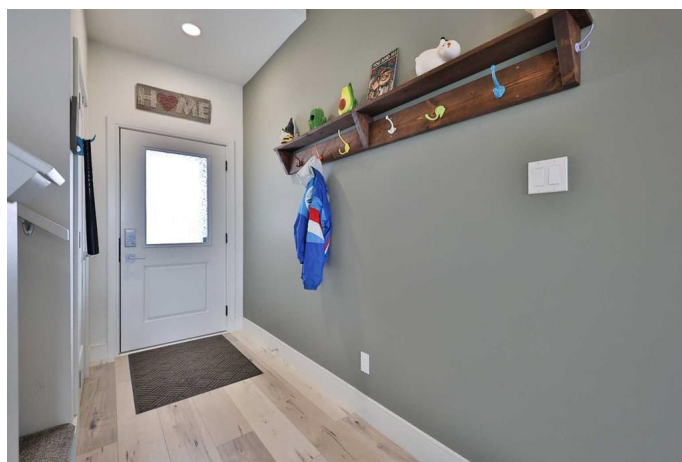
Best of all? Youâ€™re just a short walk from the YWCA of West Lethbridge, The Crossings Shopping Centre, parks, schools, and so much more! With homes like this in short supply, this is your chance to move into a modern, move-in ready gem in a prime family-friendly location.

Built in 2021

## Essential Information

MLS® #

A2212284



Price	\$550,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,752
Acres	0.08
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	406 Miners Chase W
Subdivision	Copperwood
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5T9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Built-in Features, Kitchen Island, Open Floorplan, Pantry, Storage
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Induction Cooktop, Microwave, Range Hood, Refrigerator, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Storage
Lot Description	Landscaped, Standard Shaped Lot
Roof	Asphalt Shingle

Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 24th, 2025
Days on Market	12
Zoning	R-CL

### **Listing Details**

Listing Office	Grassroots Realty Group
----------------	-------------------------

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.