

# \$500,000 - 296 Red Crow Boulevard W, Lethbridge

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MLS® #A2220485

## \$500,000

4 Bedroom, 3.00 Bathroom, 1,766 sqft

Residential on 0.11 Acres

Indian Battle Heights, Lethbridge, Alberta

Would you look at that yard! This 2 storey in Indian Battle Heights is a practical family home built for those on the go families looking for a conveniently located home with great access to amenities and a driveway large enough to fit 3 vehicles! Fully finished and with gorgeous landscaping, this 3 bed + den, 2.5 bath home is spacious, offers 3 living spaces and even RV parking! The main floor of this home is an inviting entertaining area hosting a cozy gas fireplace in the living room that opens to the dining area and kitchen complete with island and corner pantry. The main floor is complete with a half bathroom and views onto the patio. Heading upstairs there is a bonus living room up, flanked by a designated laundry room and 3 bedrooms! The primary offers a walk-in closet along with a 4 piece en-suite bathroom, including a jetted tub and separate toilet/shower room. The following 2 bedrooms share a 4 piece bathroom. The basement has an fourth bedroom/office, storage space, plumbing for a fourth bathroom as well as a family room to enjoy. Heading outside, the yard is an oasis with a lovely partially covered patio, fire pit area and a BBQ pergola!

Built in 1996

## Essential Information

MLS® #                   A2220485

Price                     \$500,000



Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,766
Acres	0.11
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	296 Red Crow Boulevard W
Subdivision	Indian Battle Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7J7

### Amenities

Parking Spaces	5
Parking	Double Garage Attached, RV Access/Parking
# of Garages	2

### Interior

Interior Features	Jetted Tub, Laminate Counters, Pantry, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line, Private Yard, Storage
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Lot Description	Back Lane, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete



**Additional Information**

Date Listed	May 13th, 2025
Zoning	R-L

**Listing Details**

Listing Office	Grassroots Realty Group
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