

# \$579,000 - 506 Gateway Crescent S, Lethbridge

MLS® #A2237864

**\$579,000**

4 Bedroom, 3.00 Bathroom, 2,199 sqft

Residential on 0.10 Acres

Southgate, Lethbridge, Alberta

Step into stylish, functional family living with the Benz 2 Plan by Daytona Homes, beautifully situated in the desirable South Lethbridge community. This thoughtfully designed 2,199 sq ft two-storey home blends contemporary elegance with practical space for everyday living. Bright open-concept layout with large windows & 9' ceilings. Chef's kitchen, walk-through pantry, generous cabinetry. Spacious dining and living area perfect for entertaining. Modern fireplace feature wall for cozy evenings. New hardwood floors (real) with 9" plank installed in May, 2024. As well, new refrigerator, Induction range, Bosch dishwasher (all Bakers Appliances) within the last year. Service record from "air tech" available for Bradford hot water heater, Lennox air conditioner, Lennox Furnace, Honeywell Humidifier, and Honeywell thermostat.

\* 4 spacious bedrooms including a luxurious primary suite with walk-in closet and 4-piece ensuite on second level, perfect for your families.

\* Bonus room for family movie nights or kids' gaming zone in lower level.

Main floor laundry for peak convenience

\* Attached double garage

\* Energy-efficient construction

\* Located in a growing family-friendly neighbourhood with parks, schools, and shopping nearby. This is the family upgrade you've been waiting for—sleek, spacious, and built by one of Alberta's most trusted



builders.

Contact your favourite REALTOR® today to  
book your private tour!

Built in 2004

### **Essential Information**

MLS® #	A2237864
Price	\$579,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,199
Acres	0.10
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	506 Gateway Crescent S
Subdivision	Southgate
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 5C3

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Laminate Counters, Open Floorplan
Appliances	Dishwasher, Dryer, Induction Cooktop, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Yard, City Lot, Front Yard, Wedge Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 8th, 2025
Days on Market	4
Zoning	R-L

## Listing Details

Listing Office	SUTTON GROUP - LETHBRIDGE
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