

# \$449,900 - 590 Squamish Lane W, Lethbridge

MLS® #A2240883

**\$449,900**

4 Bedroom, 3.00 Bathroom, 1,031 sqft

Residential on 0.09 Acres

Indian Battle Heights, Lethbridge, Alberta

A great family home with around the corner, 3 schools in the neighborhood and quick access to shopping and other amenities. The upper level features 2 bedrooms, 1 bathroom, 1 ensuite, vaulted ceilings in the main area and the kitchen leads to a walkout covered deck. The basement welcomes you to a large open family room for the kids to play, 2 more bedrooms another bedroom and under stair storage room. The garage has been insulated and dry walled and features a recently installed garage door opener that can be opened using the security camera doorbell or from your phone. Other notable details include is recently redone roof (2 years ago), A/C , central vac and under deck storage. Do not miss your chance to view this wonderful home while you have the chance

Built in 2006

## Essential Information

MLS® #	A2240883
Price	\$449,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,031
Acres	0.09
Year Built	2006



Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	590 Squamish Lane W
Subdivision	Indian Battle Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7Z9

### Amenities

Parking Spaces	4
Parking	Alley Access, Concrete Driveway, Double Garage Attached, Front Drive, Garage Faces Front, Insulated, Off Street
# of Garages	2

### Interior

Interior Features	Central Vacuum, Kitchen Island, Pantry, Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Garden
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	July 17th, 2025
Days on Market	1
Zoning	R-SL

**Listing Details**

Listing Office                      Onyx Realty Ltd.

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