

\$450,000 - 22 Mt Backus Crescent W, Lethbridge

MLS® #A2240963

\$450,000

5 Bedroom, 3.00 Bathroom, 1,000 sqft
Residential on 0.12 Acres

Mountain Heights, Lethbridge, Alberta

Nestled in a quiet, neighbourhood on the west side of Lethbridge, this beautifully renovated bi-level is the perfect blend of modern comfort, thoughtful upgrades, and unbeatable location. With no rear neighbours (and none ever coming) you'll enjoy stunning year-round views of sharply manicured evergreens that create a private, peaceful backyard retreat.

From the moment you arrive, the outstanding curb appeal sets this home apart. The front yard features a beautiful floating patio deck finished with Duradek boards; a welcoming space to enjoy your morning coffee or evening sunset, and a perfect complement to the stunning landscaping that surrounds the home.

Inside, this home offers five bedrooms (three up, two spacious ones down) and three full bathrooms, including a convenient ensuite, just off the primary bedroom. Every bedroom window has been updated. The basement is a standout space with a gorgeous feature wall and several blackout blinds for comfort and privacy (there's even one in the kitchen!). The upstairs bathroom was fully redone last year, including a new toilet and sink and the kitchen was also tastefully refreshed with professionally painted cabinetry. Fresh paint and modern light fixtures throughout give the entire home a bright and current vibe.

In 2022, the home saw major upgrades with



new flooring throughout + a full set of new appliances (dishwasher replaced in 2024) making the kitchen both stylish and functional. A new patio door leads to a sizeable back deck, perfect for summer entertaining. The double attached garage is also equipped with 220-volt power, ideal for hobbyists or welding enthusiasts.

The yard is truly a showstopper, featuring lush perennials, a serene waterfall, underground sprinklers, and a charming garden shed for all your outdoor essentials.

Just steps from scenic parks, green spaces, schools, and major roadways, this is a rare opportunity to own a move-in ready home in one of Lethbridge’s most desirable areas.

Built in 2000

Essential Information

MLS® #	A2240963
Price	\$450,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,000
Acres	0.12
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	22 Mt Backus Crescent W
Subdivision	Mountain Heights
City	Lethbridge
County	Lethbridge

Province	Alberta
Postal Code	T1K 6P7

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Chandelier, High Ceilings, Jetted Tub, No Smoking Home, Recessed Lighting, Sump Pump(s), Vinyl Windows
Appliances	Dishwasher, Freezer, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Lighting, Misting System, Private Yard, Storage, Barbecue
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 19th, 2025
Days on Market	1
Zoning	R-L

Listing Details

Listing Office	eXp Realty of Canada
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