

\$499,900 - 4317 25 Avenue S, Lethbridge

MLS® #A2267470

\$499,900

3 Bedroom, 3.00 Bathroom, 1,406 sqft

Residential on 0.09 Acres

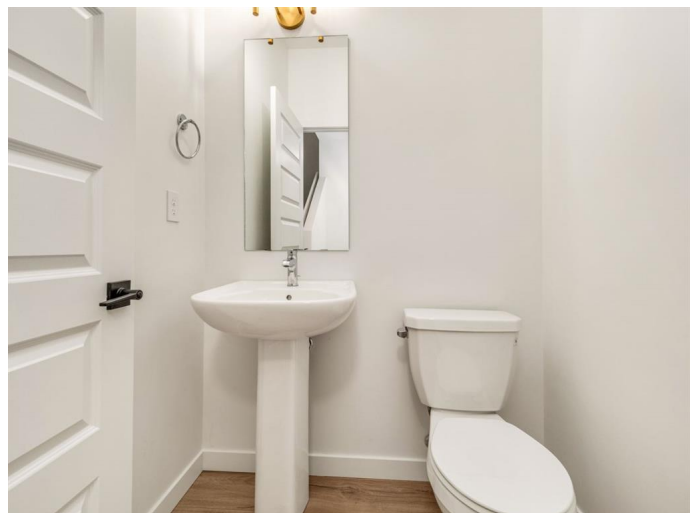
Discovery, Lethbridge, Alberta

The popular "Grayson" model by Avonlea Homes. Check out these great new elevations. This home is located close to SCHOOL, PARK AND PLAYGROUND IN SOUTHBROOK. Nice and open floor plan on the main floor, 9' Flat Painted ceilings, large windows for that extra sunlight, quartz countertops. Great corner pantry in the kitchen for storage. Upstairs there are 3 nice bedrooms, full bath, convenience of laundry, master bedroom with walk in closet and ensuite with 5' shower. The Basement is undeveloped but set up for a family room, 4th bedroom and another full bath. Enjoy the insulated Double attached garage to keep those vehicles warm and dry. Located in the architecturally controlled community of Southbrook with school, playground and park for the whole family to enjoy. Close to lots of amenities the Southside has to offer. NHW. House is virtually staged

Built in 2025

Essential Information

MLS® #	A2267470
Price	\$499,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,406
Acres	0.09



Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	4317 25 Avenue S
Subdivision	Discovery
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K8K2

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	None
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 3rd, 2025
Days on Market	1
Zoning	RCL

Listing Details

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