



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**500 Gold Canyon Place S
Lethbridge, Alberta**

MLS # A2220706



\$1,298,000

Division:	Southridge		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,995 sq.ft.	Age:	2018 (7 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Asphalt, Triple Garage Attached		
Lot Size:	0.36 Acre		
Lot Feat:	Back Yard, City Lot, Corner Lot, Level, Street Lighting		

Heating:	Combination, Forced Air, Hot Water, Natural Gas, Zoned	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, See Remarks	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Composite Siding, Stucco	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Pantry, Quartz Counters, See Remarks, Skylight(s), Storage, Tankless Hot Water, Walk-In Closet(s)		

Inclusions: N/A

This large executive bungalow in Gold Canyon Estates has a mountain view, large back yard, triple garage and room for plenty of parking. If you are looking for the ideal home with no steps on the main level from the front entry or through the garage all the way to the master bedroom shower, with wide hallways for anyone with mobility issues, this is the perfect home for you. There is an abundance of skylights that brighten the main floor and over-sized window wells in the basement bedrooms for plenty of light. In the garage there are three wall mounted garage door openers and plenty of room for a work bench or storage.