



**7 Greywolf Road N
Lethbridge, Alberta**

MLS # A2293215



\$664,900

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|------------------|---|---------------|-------------------|
| Division: | Blackwolf 1 | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,024 sq.ft. | Age: | 2016 (10 yrs old) |
| Beds: | 5 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached, Driveway | | |
| Lot Size: | 0.10 Acre | | |
| Lot Feat: | Back Yard, City Lot, Corner Lot, Few Trees, Front Yard, Landscaped, Lawn, P | | |

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|--------------------|---|-------------------|-----|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Carpet, Hardwood | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Vinyl Siding | Zoning: | R-M |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Chandelier, High Ceilings, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Sump Pump(s) | | |

Inclusions: N/A

Former Show Home | 5 Bedrooms + Office | Corner Lot Facing Park | Fully Finished Basement. Step into this beautiful former show home in the highly sought-after Blackwolf neighborhood. Boasting 5 bedrooms plus a dedicated office and 4 bathrooms, this spacious home offers 2,024 sq ft above grade and a fully finished basement. Situated on a corner lot with views of Wolfrun Park right across the street and just a short walk to the expansive Legacy Park. The bright open-concept main floor features modern finishes, abundant natural light, and a spacious kitchen with a walk-in pantry that flows seamlessly into the dining and living areas. Upstairs features a spacious second living room, perfect as a family lounge, playroom, or media area. The primary suite includes a private ensuite with a relaxing tub, creating a comfortable space to unwind. The fully finished basement adds even more living space, along with additional bedrooms ideal for guests, teens, or a home gym. Additional highlights include a low-maintenance yard with underground sprinklers, a double attached garage, and upgraded finishes from its time as a show home. With 5 bedrooms plus an office, a corner lot, and park-facing views, this home offers outstanding value for families seeking space and comfort in Blackwolf.