



GRASSROOTS
REALTY GROUP

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**3, 10 Riverford Close W
Lethbridge, Alberta**

MLS # A2111249



\$545,900

Division:	Riverstone		
Type:	Residential/Four Plex		
Style:	Bungalow		
Size:	1,209 sq.ft.	Age:	2024 (0 yrs old)
Beds:	4	Baths:	3
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Interior Lot, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 250
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CM
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Quartz Counters, Walk-In Closet(s)		

Inclusions: Dishwasher, Garage Control, Microwave, Refrigerator, Stove, Sump Pump

Riverford Villas, by Cedar Ridge Homes, is the great new condo development in Riverstone, arguably one of the best communities in Lethbridge. Can you say luxurious BUNGALOW living?! The Astoria model is an open concept home that features large living spaces, a spacious primary suite with a huge walk-in closet, and dual-vanity ensuite. High end finishes like quartz countertops throughout compliment the beautiful kitchen, dining, and living room area. Also on the main floor is the second bedroom, another full bath, and main level laundry. Everything you need on the main floor! Outside you have a DOUBLE GARAGE as well. Riverford Villas offers the luxury of established city living. The neighborhood is designed around the concept of a village, a place where community means more than the home you live in. Riverstone has a wonderful, large park with mature trees, a fishing pond, and is located close to many other parks, walking paths, restaurants, schools, and more!