



**108 Firelight Way W
Lethbridge, Alberta**

MLS # A2138263



\$579,000

Division:	Copperwood		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,130 sq.ft.	Age:	2010 (14 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Driveway		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Suite	LLD:	-
Exterior:	Concrete, Vinyl Siding	Zoning:	R-CL
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Stone Counters, Storage		

Inclusions: 2 Washer and Dryer Sets, 2 stoves, 2 refrigerators, pool table

Welcome to your dream home in the heart of Copperwood! This beautiful five bedroom, three-and-a-half bathroom home offers luxury, comfort, and breathtaking views. Nestled on a lot that backs onto a calm and relaxing pond, this home provides the perfect setting for enjoying stunning sunsets every evening. As you enter, prepare to be greeted by beautiful hardwood floors that run through the main floor. The spacious living areas feature tall ceilings and abundant natural light, creating a warm and inviting atmosphere. The modern kitchen is equipped with stainless steel appliances and ample counter space with a large island, making it a chef's dream! The upstairs master suite is a true retreat, boasting a large ensuite bathroom with a soaking tub, separate shower, and a walk-in closet. The bedroom features plenty of room for the bed of your choice. Furthermore, there are three more bedrooms on the second floor that offer room for the whole family. A shared four-piece bathroom is centrally located for easy shared use. Enjoy relaxing in the upper living room with more calming pond views. The basement features a developed space with another kitchenette/wet bar, living space, large bedroom and three-piece bathroom! The possibilities are endless for the potential use of this space! Large windows allow for plenty of natural light, making it hardly feel like a basement. Enjoy central heating and cooling, two laundry rooms and ample storage space throughout the home. The attached double car garage offers plenty of parking and storage. Outdoor living is a highlight of this home, with the backyard providing direct access to the scenic pond and beautiful sunset views, perfect for relaxation and entertaining. The YMCA is just minutes away, as well as many schools, parks, shopping, and restaurants. Don't miss out, call your favorite Realtor today!