



**128 Coachwood Point W  
Lethbridge, Alberta**

**MLS # A2166794**



**\$550,000**

<b>Division:</b>	Ridgewood		
<b>Type:</b>	Residential/House		
<b>Style:</b>	1 and Half Storey		
<b>Size:</b>	1,921 sq.ft.	<b>Age:</b>	1991 (33 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, City Lot, Front Yard, Lawn, No Neighbours B		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Hardwood, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Cement Fiber Board, Composite Siding	<b>Zoning:</b>	R-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Central Vacuum, Vaulted Ceiling(s)		

**Inclusions:** Fridge, Stove, Dishwasher, Microwave, Washer/Dryer

Come check out this lovely 1.5 storey home in the beautiful community of Ridgewood! Built in 1991, this home is situated on a private park, and within walking distance to an extensive network of biking and walking trails winding through the coulees! This home boasts 5 bedrooms and 3.5 bathrooms, and some key features include a gas/wood burning fireplace, Hardie board siding, medal clad windows throughout, U/G sprinklers, central vac, an oversized soaker/jetted tub in the master ensuite, and a large open concept main floor with vaulted ceilings and 2 generous living spaces. The water heater, furnace, and roof, have all been replaced within the last 7 years, and the home has been very well kept having only ONE OWNER! Make sure you find time to book a showing with your favorite REALTOR&reg;.