



GRASSROOTS
REALTY GROUP

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**4-462 Highlands Boulevard W
Lethbridge, Alberta**

MLS # A2201914



\$364,500

Division:	West Highlands		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,157 sq.ft.	Age:	2016 (9 yrs old)
Beds:	2	Baths:	3 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Back Yard, City Lot, Cleared, Front Yard, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 180
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R-75
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Quartz Counters, Sump Pump(s)		

Inclusions: N/A

This stunning Skye Condominium townhome offers a perfect blend of style and comfort in a prime West Lethbridge location. The bright, open floor plan with high ceilings creates an airy and inviting atmosphere. The sleek kitchen cabinetry and quartz countertops provide a modern, elegant touch—perfect for cooking and entertaining. Upstairs, both spacious bedrooms feature their own ensuite bathrooms, offering privacy and convenience. The fully finished basement includes a cozy electric fireplace in the family room, ideal for relaxing evenings. Located just minutes from parks, schools, and lakes, this home is perfect for families, professionals, or investors. Enjoy modern living while being close to nature and essential amenities. Don't miss out on this incredible opportunity! Contact your favorite real estate agent today to book a private showing!