



**3, 225 Silkstone Road W
Lethbridge, Alberta**

MLS # A2203568



\$345,000

Division:	Copperwood		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,200 sq.ft.	Age:	2011 (14 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Driveway, Off Street, Single Garage Attached		
Lot Size:	0.32 Acre		
Lot Feat:	Few Trees, Landscaped, Lawn		

Heating: Forced Air

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: Finished, Full

Exterior: Vinyl Siding

Foundation: Poured Concrete

Features: Storage, Walk-In Closet(s)

Water: -

Sewer: -

Condo Fee: \$ 225

LLD: -

Zoning: R-75

Utilities: -

Inclusions: Fridge, Stove, Washer, Dryer

This stylish two-story townhouse in Copperwood offers modern living in a prime location! Featuring a single attached garage, this home boasts an open-concept main floor with a bright kitchen, dining, and living area—perfect for entertaining or relaxing. Step outside to enjoy the private back patio, a great spot for morning coffee or summer evenings. Upstairs, you'll find two spacious primary suites, each with its own walk-in closet and full ensuite bathroom, providing comfort and privacy. The fully finished basement adds even more space with a large third bedroom, an additional bathroom, and laundry. Situated close to parks, schools, restaurants, and groceries, this home is ideal for University students, first-time buyers, or those looking to downsize without sacrificing style or convenience. Don't miss this fantastic opportunity!