# \$1,475,000 - 34 Sandstone Way S, Lethbridge

MLS® #A2231374

### \$1,475,000

5 Bedroom, 4.00 Bathroom, 1,995 sqft Residential on 0.49 Acres

Southridge, Lethbridge, Alberta

Welcome to this stunning executive bungalow located in the highly sought-after Southridge subdivision. This meticulously maintained home boasts an impressive array of features that cater to luxury living. Five spacious bedrooms and four well-appointed bathrooms, providing plenty of room for family and guests. Expansive 10-foot ceilings on the main floor, enhancing the open and airy feel of the living space. Elegant crown molding throughout, adding a sophisticated touch. Updated functional kitchen with granite and quartz countertops, perfect for culinary enthusiasts. Hardwood flooring throughout the main level for a warm and inviting ambiance.

The fully finished walkout basement features 9-foot ceilings, creating a comfortable and spacious environment. A second master suite with an en-suite bathroom, ideal for guests or extended family. Additional family room with a wet bar, perfect for entertaining. Impressive garage with 13.5-foot ceilings, 8' extruded aluminum doors, built-in cabinets, and an epoxy floor, providing ample storage and workspace.

Oversized parking area that can accommodate at least 10 vehicles, ensuring plenty of space for family and friends. Fully fenced yard with an impressive concrete block fence for privacy and security.

Beautifully landscaped yard with the inground pool, surrounded by mature large evergreen trees, creating a park-like setting. More features of this home are custom drapery living







room, primary bedroom and dining room with custom blinds through out. In ceilings speakers 4 zones, 2 furnaces (main replaced 2024), central air, gemstone exterior lighting, underground sprinklers, glass garage doors, epoxy flooring in garage, epoxy floor lower deck, new pool liner and pool cover. This property combines luxury and functionality, making it the perfect home for those who appreciate quality and style. Don't miss your chance to own this exceptional bungalow in Southridge!

#### Built in 2004

#### **Essential Information**

MLS® # A2231374 Price \$1,475,000

Bedrooms 5 Bathrooms 4.00

Full Baths 4

Square Footage 1,995 Acres 0.49

Year Built 2004

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

## **Community Information**

Address 34 Sandstone Way S

Subdivision Southridge
City Lethbridge
County Lethbridge
Province Alberta
Postal Code T1K 7X8

#### **Amenities**

Parking Spaces 8

Parking Triple Garage Attached

# of Garages 3

#### Interior

Interior Features Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open

Floorplan, Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Electric Range, Induction Cooktop, Microwave,

Refrigerator, Window Coverings, Instant Hot Water

Heating Natural Gas, Mid Efficiency

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Basement, Gas, Living Room

Has Basement Yes

Basement Finished, Full, Walk-Up To Grade

#### **Exterior**

Exterior Features Lighting, Private Yard

Lot Description Landscaped, Many Trees, Underground Sprinklers

Roof Asphalt

Construction Stone, Stucco

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 16th, 2025

Days on Market 1

Zoning DC

#### **Listing Details**

Listing Office Lethbridge Real Estate.com

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