

# \$405,000 - 5, 1568 Stafford Drive N, Lethbridge

MLS® #A2232031

**\$405,000**

2 Bedroom, 3.00 Bathroom, 1,294 sqft

Residential on 0.04 Acres

Staffordville, Lethbridge, Alberta

This is the LAST UNIT in the ENTIRE DEVELOPMENT and it has upgrades! No carpet - Vinyl flooring throughout, upgraded stove, and the basement drywall is complete! Welcome to 1568 Unit 5 - you will LOVE this end unit with a large backyard & oversized driveway! You can have a maintenance free lifestyle, and relax. Pets are allowed, no age restrictions, and minimal condo fees. Access to the coulees is right beside the development, where you will find walking/biking trails to the river bottom, and parks. This unit is a DOUBLE PRIMARY SUITE HOME WITH LAUNDRY ON THE UPPER LEVEL, there is a generous size open floor plan living space/kitchen & dining room with a 2pc bathroom on the main floor! Close proximity to schools, groceries, transportation, and Stafford Drive - where can get you anywhere in minutes. Basement is partially finished - ready for finishing, with an additional bedroom & 3pc bathroom, living room roughed in, have it finished for possession day! (Note: Photos are of a similar model as this home but it is still under construction and may not depict actual finishes of the home).

Built in 2023

## Essential Information

MLS® # A2232031

Price \$405,000



Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,294
Acres	0.04
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	5, 1568 Stafford Drive N
Subdivision	Staffordville
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 2C5

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Concrete Driveway, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Closet Organizers, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Built-In Refrigerator
Heating	Central
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Private
Roof	Asphalt Shingle
Construction	Composite Siding, Stone

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      June 17th, 2025  
Days on Market                1  
Zoning                              DC

**Listing Details**

Listing Office                    Century 21 Foothills South Real Estate

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.