

# **\$565,000 - 156 Riverstone Boulevard W, Lethbridge**

MLS® #A2229459

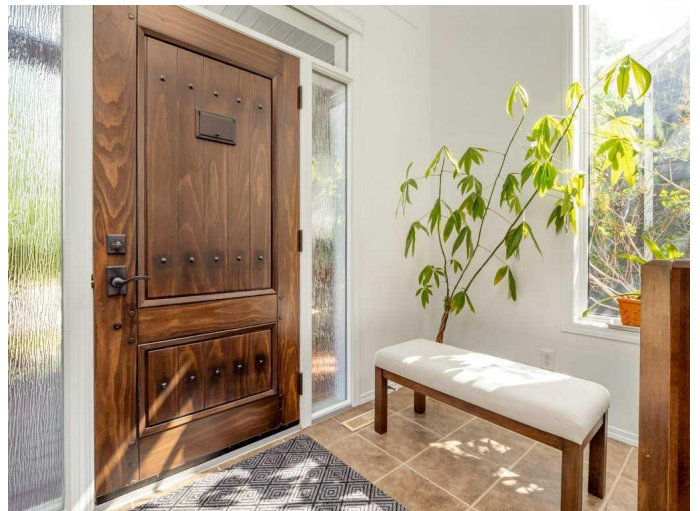
**\$565,000**

3 Bedroom, 3.00 Bathroom, 1,343 sqft

Residential on 0.12 Acres

Riverstone, Lethbridge, Alberta

Wanting the best of both worlds, now is your opportunity to own this quality home on a mature manicured lot across from the green strip. Want something different from the norm, welcome to this fully developed bi-level in Riverstone. Upon entry you will love the large foyer with lots of windows for natural light and plenty of room for your guests to remove there shoes. A Spindle staircase leads you to the openness of the Kitchen, dining and living room. The Living room boasts a wood burning stove for those cold winter nights, vaulted ceilings, and large windows over-looking the green strip, It is also offset from the other areas for more privacy. The kitchen and Dining area are also vaulted, with the kitchen having a nice central island, quartz counter-tops, corner pantry, and a window with a view of the back yard. There's also a kids Bedroom, full bathroom and mudroom/laundry room located on the main. The mudroom/laundry room also lead you to the rear attached garage. Upstairs is where you have your own Master retreat. The primary bedroom has plenty of space for all your furniture, there is a 4 piece ensuite with separate tub and shower and walk in closet with custom closet organizers and built in dressers. Another spindle staircase takes you down to large, bright, recreation/games room with gas fireplace, third bedroom for teenager or guests, another full bathroom and large storage area. Just off the Dining area you will love your private deck and stamped concrete patio below. Even though there is the



double rear attached garage and driveway  
there is still a nice mature back yard. Recent  
upgrades over the past few years include new  
paint throughout most of the home, \$10,000  
kitchen makeover, modern light fixtures,  
custom closet organizers in the master  
bedroom closet most kitchen appliances,  
garage door opener and remote. Enjoy all the  
extra's of a quality home including 2 fireplaces,  
central Air, Underground sprinklers, freshly  
painted deck and fence, manicured yard and  
more. Like to walk! There are lots of walkways  
and coulees close by to enjoy. Have a pet!  
Riverstone is one of the few communities that  
has its own dog park. Close to school, Park  
and Play ground. Just bring your furniture and  
move right in to this well cared for home.

Built in 2007

### **Essential Information**

MLS® #	A2229459
Price	\$565,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,343
Acres	0.12
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	156 Riverstone Boulevard W
Subdivision	Riverstone
City	Lethbridge
County	Lethbridge
Province	Alberta

Postal Code T1K5E8

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Ceiling Fan(s), Closet Organizers, Kitchen Island, Pantry, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s)  
Appliances Central Air Conditioner, Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer, Window Coverings  
Heating Forced Air  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 2  
Fireplaces Family Room, Gas, Living Room, Wood Burning Stove  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features None  
Lot Description Back Lane, Landscaped, Treed, Underground Sprinklers  
Roof Asphalt Shingle  
Construction Concrete, Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed June 16th, 2025  
Days on Market 35  
Zoning RL

### Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE

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