

1059 Lakemount Boulevard S  
Lethbridge, Alberta

MLS # A2244352



\$584,900

|           |                                     |        |                   |
|-----------|-------------------------------------|--------|-------------------|
| Division: | Lakeview                            |        |                   |
| Type:     | Residential/House                   |        |                   |
| Style:    | 4 Level Split                       |        |                   |
| Size:     | 1,406 sq.ft.                        | Age:   | 1978 (47 yrs old) |
| Beds:     | 4                                   | Baths: | 3                 |
| Garage:   | Parking Pad, Single Garage Detached |        |                   |
| Lot Size: | 0.14 Acre                           |        |                   |
| Lot Feat: | Back Lane                           |        |                   |

Heating: Forced Air, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Flat Torch Membrane

Basement: Finished, Partial

Exterior: Aluminum Siding , Brick, Cement Fiber Board

Foundation: Poured Concrete

Features: Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-L

Utilities: -

Inclusions: none

Welcome to this beautifully updated home, located in a quiet, well-established neighborhood, this beautifully renovated four-level split combines timeless style with modern convenience. Professionally redone over the past three years by a Red Seal journeyman carpenter, the quality of craftsmanship is clear from the moment you walk in. The custom kitchen is the showstopper—featuring sleek finishes, brand-new appliances, quartz countertops, and an open layout perfect for entertaining or everyday family life. Just off the kitchen, a bright bonus room offers the perfect space for a playroom, coffee nook, or home office. Upstairs, you’ll find three spacious bedrooms, including a serene primary suite with a luxurious new en suite and walk-in shower. The main bathroom has also been fully updated with a fresh, modern look. Downstairs, there’s room to spread out with a second living area, a fourth bedroom, another full bathroom, and laundry. The lowest level adds even more flexibility—ideal for a home gym, games room, or extra storage. Outside, enjoy the clean look and low maintenance of composite siding, plus a detached garage that adds both convenience and value. This is a rare opportunity to own a move-in-ready home that offers space, style, and standout quality in one of South Lethbridge’s most sought-after neighborhoods!