

# **\$529,000 - 38 Edgewood Place W, Lethbridge**

MLS® #A2226623

**\$529,000**

5 Bedroom, 3.00 Bathroom, 1,392 sqft

Residential on 0.13 Acres

Ridgewood, Lethbridge, Alberta

Looking for a truly unique exceptional family home? Looking for an amazing location in one of the most sought after neighborhoods in Lethbridge? This stunning home offers 5 bedrooms plus and office, or 4 bedrooms plus an office and a gym. This home is the ideal choice for a large family with its unique layout, featuring a Jack and Jill bathroom on the third level catering to the kids, three bedrooms. You will love to entertain in this home with its well laid out kitchen and its striking granite counter tops, stainless steel appliances, spacious and bright dining area and large living room with its wood burning fireplace! Just off of the large Primary bedroom you will find a gorgeous ensuite with a jetted tub, dual sinks, and a separate shower. And also just off the Primary bedroom is a large office or what could be used as a Nursery. This home features so many perks from its wonderful location to the unique layout, beautiful kitchen and dining area, gorgeous living room with a stone woodburning fireplace to a newer 50 year slate tile roof installed in 2018, newer Hot Water tank installed a few years ago and Central Air. As well as a convenient deck off of the dining and kitchen area perfect for BBQing, featuring a gas line to the BBQ. You will spend countless hours out enjoying your huge deck off the rear of the property overlooking the generous lush backyard. The parents will love the quiet crescent location for the kids and the kids will love the large backyard with its playhouse/shed and the



climbing wall on the back of the playhouse.  
Downstairs is a huge bedroom or a perfect gym, as well as a den area, perfect for the older teen in the family! There are just so many options with this awesome home!  
Freshly painted and all decked out and ready for it's new family!

Built in 1988

### **Essential Information**

MLS® #	A2226623
Price	\$529,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,392
Acres	0.13
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### **Community Information**

Address	38 Edgewood Place W
Subdivision	Ridgewood
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 6A1

### **Amenities**

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

### **Interior**

Interior Features	Double Vanity, Granite Counters, Jetted Tub, No Smoking Home, Pantry, Walk-In Closet(s), Skylight(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Window Coverings, Central Air Conditioner, Garburator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

## Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Landscaped, Level
Roof	Other
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 2nd, 2025
Days on Market	85
Zoning	R-L

## Listing Details

Listing Office	Lethbridge Real Estate.com
----------------	----------------------------

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.