

# \$409,900 - 2911 47 Street S, Lethbridge

MLS® #A2180436

**\$409,900**

2 Bedroom, 3.00 Bathroom, 945 sqft

Residential on 0.06 Acres

N/A, Lethbridge, Alberta

Welcome to our exclusive collection of modern towns nestled in the heart of the vibrant Southbrook community! Soho South is conveniently located within walking distance to an array of Lethbridge amenities. From shopping center's to dining options, everything you need is a short walk away. Additionally, Soho is just one block from the new Dr. Robert Plaxton Elementary School and only a 5-minute drive to Lethbridge College. The project offers 2 and 3-bedroom options, each with ample space for relaxation and entertainment. The basement is fully developed with another living room, bedroom, and full bathroom. Experience an open concept layout on the main floor with expansive ceilings and seamlessly connected living and kitchen areas. Perfect for hosting gatherings or simply enjoying quality time with family. Forget the hassle of landscaping and fencing – our townhomes come fully equipped with front and back landscaping, as well as fenced yards, providing residents with a hassle-free living experience from day one. With no condo fees or restrictions your furry friends are welcome to join and enjoy private yard. With its premium location and numerous amenities, Soho South presents an excellent lifestyle for young professionals or individuals looking to right-size.

Built in 2024

## Essential Information



MLS® #	A2180436
Price	\$409,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	945
Acres	0.06
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	2911 47 Street S
Subdivision	N/A
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K8L4

### Amenities

Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	High Ceilings, Open Floorplan, Pantry, Quartz Counters, Chandelier
Appliances	Dishwasher, Microwave, Refrigerator, Washer/Dryer, Range
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
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Lot Description	Back Lane, Back Yard, Landscaped, Private, Underground Sprinklers
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	November 27th, 2024
Days on Market	143
Zoning	R-M

**Listing Details**

Listing Office	Century 21 Foothills South Real Estate
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