

# \$599,900 - 152 Cabot Landing W, Lethbridge

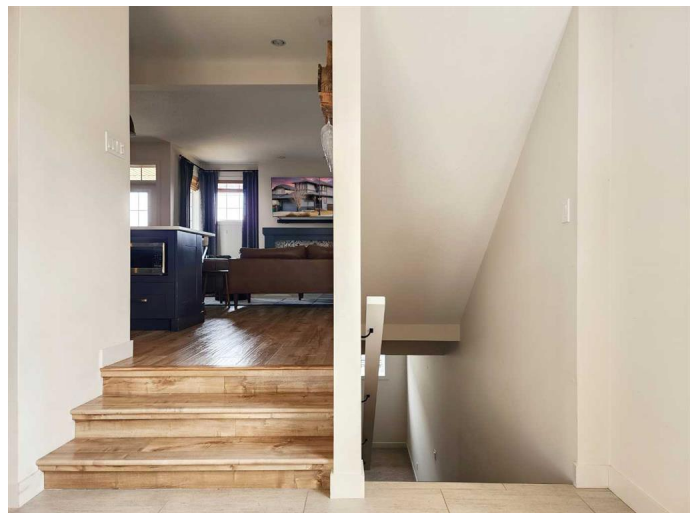
MLS® #A2200940

**\$599,900**

4 Bedroom, 4.00 Bathroom, 1,799 sqft  
Residential on 0.10 Acres

Garry Station, Lethbridge, Alberta

This former Van Arbor show home, set on a desirable corner lot, offers a perfect blend of modern luxury and functional design. Boasting four spacious bedrooms and four beautifully appointed bathrooms, the property spans over 2,600 square feet of living space. From the moment you step through the spacious entryway, you'll be captivated by its stunning curb appeal and high-end finishes, including an extraordinary feature wall that sets the tone for sophistication. The kitchen is a showstopper with plentiful cabinets, a paneled fridge that seamlessly matches the cabinetry, a high-end designer backsplash, and a massive kitchen island topped with quartz. The primary bedroom is a retreat, featuring a large walk-in closet and an ensuite bathroom with a glass shower, double sinks and a luxurious soaker tub. Additional conveniences like upper-floor laundry and a fully developed lower level—complete with a large bedroom, a family room, and a wet bar—make this home ideal for families or entertaining. Located close to schools, shopping, and other amenities, this exceptional property combines comfort, style, and convenience in a prime location. Some additional features include a covered rear deck with a gas line and a spacious attached base board heated garage.



Built in 2016

## Essential Information

MLS® #	A2200940
Price	\$599,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,799
Acres	0.10
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	152 Cabot Landing W
Subdivision	Garry Station
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5K3

### **Amenities**

Parking Spaces	6
Parking	Alley Access, Double Garage Attached, Driveway, Off Street
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), Kitchen Island
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Concrete
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 10th, 2025
Days on Market	4
Zoning	R-CL

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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