

\$479,900 - 221 Heritage Crescent W, Lethbridge

MLS® #A2206123

\$479,900

4 Bedroom, 3.00 Bathroom, 1,073 sqft

Residential on 0.13 Acres

Heritage Heights, Lethbridge, Alberta

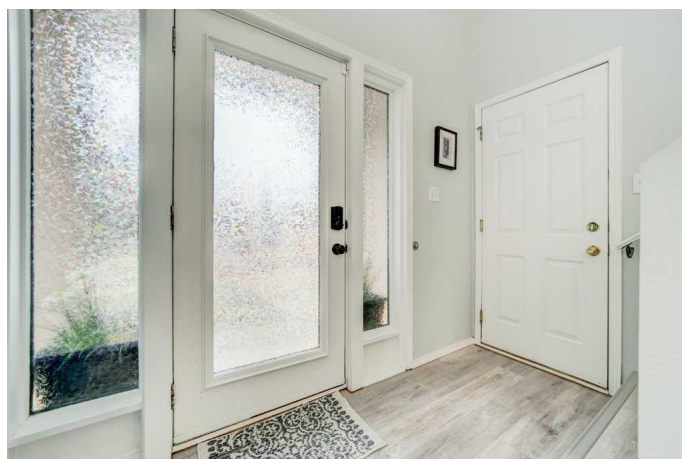
Your Perfect Home Awaits in Heritage Heights!

Step into comfort, style, and functionality with this beautifully updated 4-bedroom, 3-bathroom bi-level home nestled in the heart of the sought-after Heritage Heights community. Boasting 1,900 sq. ft. of bright, welcoming living space, this home offers the ideal balance of warmth, elegance, and practicality for families, professionals, or retirees alike.

From the moment you enter, youâ€™ll be captivated by sun-soaked rooms, open-concept living, and a layout designed to bring people together. Whether you're hosting guests, raising a family, or simply enjoying a quiet evening by the cozy gas fireplace, this home makes everyday living feel extraordinary.

Recent updates include air conditioning, hot water tank, modern flooring, appliances, fresh paint, and durable asphalt shinglesâ€”so you can move in worry-free and start enjoying your new space right away.

From this quiet crescent you are minutes from top-rated schools, restaurants, and grocery stores, youâ€™ll love the convenience of urban living while still being just steps away from serene walking paths, the scenic coulee, and biking trails. Need a home office or space



for hobbies? The versatile lower level has you covered.

Whether you're upsizing, rightsizing, or just searching for that special place to call home—this is it.

Don't wait—contact your REALTOR® today to book a private showing and experience everything this exceptional home has to offer!

Built in 1995

Essential Information

MLS® #	A2206123
Price	\$479,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,073
Acres	0.13
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	221 Heritage Crescent W
Subdivision	Heritage Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7E4

Amenities

Parking Spaces	4
Parking	Double Garage Attached

of Garages 2

Interior

Interior Features Ceiling Fan(s), Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Vinyl Windows, Sump Pump(s)

Appliances Central Air Conditioner, Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas, Fireplace(s)

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Family Room

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Lane, Corner Lot

Roof Asphalt Shingle

Construction Stucco

Foundation Poured Concrete

Additional Information

Date Listed April 17th, 2025

Days on Market 5

Zoning R-L

Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE

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.