

322 Miners Chase W
Lethbridge, Alberta

MLS # A2218365



\$669,900

Division:	Copperwood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,999 sq.ft.	Age:	2019 (6 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Double Garage Detached, Garage Faces Front, Ga		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Lawn, Low Maintenance Landscape, Pie		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CL
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Double Vanity, Kitchen Island, Pantry, Quartz Counters, Walk-In Closet(s)		

Inclusions: Gas Range, Hoodfan, build in microwave, built in oven, dishwasher, fridge, washer, dryer, projector and mount, projector screen, garage door remote(s), central AC, 2 garage heaters

Welcome to this exceptional custom-built family home, completed in 2019, offering over a beautifully finished living space and thoughtfully designed for comfort, convenience, and entertaining. Located on a spacious lot with a massive backyard and 2 HEATED GARAGES, this property truly checks every box! Upstairs, you’ll find 3 generously sized bedrooms, including a luxurious primary suite featuring a 5-piece ensuite with a large double vanity, separate shower, and soaking tub. A full bathroom, a convenient upper-level laundry room, and a spacious bonus room round out the family-focused second floor. The main floor is a showstopper, boasting tall ceilings and expansive windows that flood the home with natural light. The gourmet kitchen features sleek built-in appliances, a large refrigerator, and a walk-in pantry, perfect for family living and entertaining. Enjoy the cozy yet spacious living room, a stylish office with a sliding barn door, and a practical mudroom that connects seamlessly to the attached garage. Downstairs, the fully finished basement is ready for movie nights in the dedicated theatre room, complete with a projector and screen. Two additional rooms are currently being used as a home gym and a hockey rec room, but can easily be converted into two additional bedrooms if desired. Step outside to your expansive backyard, highlighted by a premium Duradeck for outdoor relaxation and entertaining. As mentioned before, the home includes both an attached heated garage in the front and a detached heated garage in the back, offering incredible flexibility for storage, hobbies, or extra parking. This home offers a rare combination of custom quality, versatile space, and luxurious amenities in a family-friendly layout. A must-see for any buyer looking for comfort and style in one perfect package!