

# \$540,000 - 106 Canyoncrest Court W, Lethbridge

MLS® #A2211074

**\$540,000**

4 Bedroom, 3.00 Bathroom, 1,490 sqft

Residential on 0.14 Acres

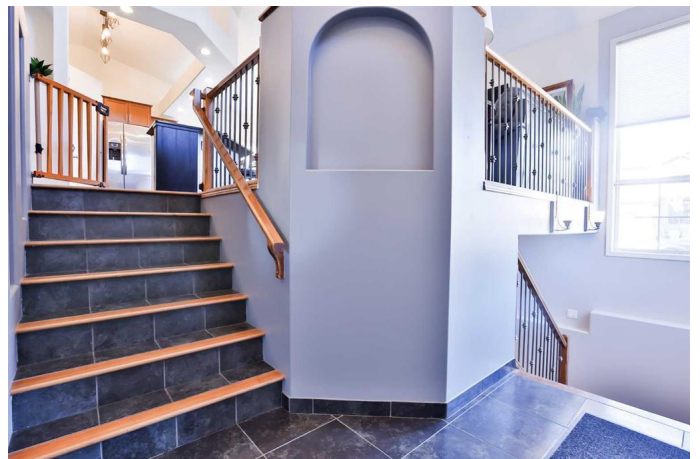
Paradise Canyon, Lethbridge, Alberta

Welcome to 106 Canyoncrest Court W! Luxury at its finest in this beautifully designed, executive modified bi-level home, perfectly situated on a desirable corner lot in Paradise Canyon, one of Lethbridge's most sought-after neighborhoods.

This stunning 4-bedroom home offers a truly unique layout with two spacious bedrooms tucked above the garage, creating the perfect private retreat for family or guests. The main floor features a show-stopping master suite complete with a spa-inspired ensuite and a generous walk-in closet that dreams are made of. Downstairs, you'll find a fourth bedroom ideal for guests, a home office, or your personal gym.

The heart of this home is its open-concept main floor, where the chef's kitchen, dining area, and living room blend seamlessly to create a space made for connection and entertaining. Soaring ceilings, elegant finishes, and natural light flood every corner, elevating everyday living.

Step outside to your oversized back deck—a true entertainer's paradise, perfect for summer BBQs, late-night lounging, or simply taking in the peaceful vibes of the neighborhood. Add in the oversized double attached garage, and you've got room for all your toys and tools with room to spare.



From curb appeal to creature comforts, this home has it all—high-end finishes, thoughtful upgrades, and a location that puts you close to walking trails, parks, and all the amenities of West Lethbridge.

Don't miss your chance to own a home that checks every box.

Built in 2004

**Essential Information**

MLS® #	A2211074
Price	\$540,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,490
Acres	0.14
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

**Community Information**

Address	106 Canyoncrest Court W
Subdivision	Paradise Canyon
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K7Y4

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

**Interior**

Interior Features	Built-in Features
Appliances	Built-In Refrigerator, Dishwasher, Electric Stove, Washer/Dryer
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 Yard, Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	April 14th, 2025
Days on Market	5
Zoning	R-L

## Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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