

# \$565,000 - 31 Rivergrove Lane W, Lethbridge

MLS® #A2209713

## \$565,000

5 Bedroom, 3.00 Bathroom, 1,464 sqft  
Residential on 0.11 Acres

Riverstone, Lethbridge, Alberta

Dog lovers - this one is for you! This fully finished home in Riverstone is across the street from the Riverstone Dog Park! This family friendly area enjoys peaceful sunsets with views of the mountains, easy access to amenities and the coulees, plus there are plentiful green spaces nearby! A 5 bed, 3 full bath bi-level + bonus floor plan is functional, open and also features vaulted ceilings, skylights and a great backyard to boot! The main floor hosts an open concept living, dining and kitchen area with enough room to host the whole family! The primary is on the main with a huge 5 piece ensuite and walk-in closet. There are 2 bedrooms upstairs that share a 4 piece bathroom - a perfect spot for the kids! The basement has a well sized family room, 2 more bedrooms, another 4 piece bathroom, laundry room and storage space. Whether you want to sit out on the back deck this summer or take in the many walking paths Riverstone has to offer you won't be disappointed!

Built in 2018

## Essential Information

MLS® #	A2209713
Price	\$565,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,464



Acres	0.11
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	31 Rivergrove Lane W
Subdivision	Riverstone
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 8E6

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Pantry, Quartz Counters, Vaulted Ceiling(s), Skylight(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped, Street Lighting, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 10th, 2025
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Days on Market 14  
Zoning R-CL

### **Listing Details**

Listing Office Grassroots Realty Group

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