

# \$369,900 - 217 Haru Moriyama Place N, Lethbridge

MLS® #A2217955

**\$369,900**

4 Bedroom, 2.00 Bathroom, 748 sqft

Residential on 0.07 Acres

Legacy Ridge / Hardieville, Lethbridge, Alberta

Great location and perfect place to start or downsize! This cozy home is move in ready offering an open floor plan, vaulted ceilings, 4 bedrooms and 2 bathrooms. Updates include new paint, hot water tank is 2 years old. Newer appliances including microwave, dishwasher and washer/dryer. Outside enjoy the spacious yard, lower patio or a privacy wall lets you appreciate the fresh air while sitting on your deck.

Built in 2009

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2217955               |
| Price          | \$369,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 748                    |
| Acres          | 0.07                   |
| Year Built     | 2009                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Side by Side, Bi-Level |
| Status         | Active                 |

## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 217 Haru Moriyama Place N  |
| Subdivision | Legacy Ridge / Hardieville |



|             |            |
|-------------|------------|
| City        | Lethbridge |
| County      | Lethbridge |
| Province    | Alberta    |
| Postal Code | T1H 5W4    |

### **Amenities**

|                |      |
|----------------|------|
| Parking Spaces | 2    |
| Parking        | None |

### **Interior**

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Pantry                                 |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                             |
| Cooling           | Central Air                                            |
| Has Basement      | Yes                                                    |
| Basement          | Finished, Full                                         |

### **Exterior**

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior Features | Other                             |
| Lot Description   | Back Yard, Corner Lot, Many Trees |
| Roof              | Asphalt Shingle                   |
| Construction      | Concrete, Vinyl Siding            |
| Foundation        | Poured Concrete                   |

### **Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 6th, 2025 |
| Days on Market | 4             |
| Zoning         | R-50          |

### **Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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