

\$598,000 - 119 Goldenrod Road W, Lethbridge

MLS® #A2248209

\$598,000

3 Bedroom, 3.00 Bathroom, 1,971 sqft

Residential on 0.10 Acres

Country Meadows Estates, Lethbridge, Alberta

BETTER THAN NEW - THIS IS THE EXCEPTIONAL HOME THAT YOU HAVE BEEN WAITING FOR!!! With over-the-top construction, quality finishings, and an ultra quiet cul-de-sac location across from the lake... this one can't be beat! Carefully constructed by Stranville Homes - the thoughtful touches are evident at every turn. The main floor features a bright sun-filled open floor plan, soaring 18 foot ceilings, a chef's-dream gourmet kitchen with stainless built-in appliances and an integrated glass induction cooktop, sprawling quartz counters and a walk through butler pantry with direct access to the attached, finished double garage. The upper level includes a private family room retreat, an oversized primary bedroom with a spectacular en-suite and walk in closet, 2 more generously sized bedrooms, another beautiful 4 piece bathroom, and a private laundry space. The basement has been thoughtfully designed for future development with tall ceilings, upgraded floor trusses and spray-foam insulation, and plenty of room for a third family room, 2 more bedrooms and a full bathroom. Finishing touches include upgraded plumbing fixtures, central air conditioning, top quality window coverings, and 7 appliances that are included with the sale! Low-maintenance landscaping with decorative rock work and underground sprinklers has been completed, and top grade fencing and decking completes the fantastic yard space. Country Meadows is a highly



sought after neighbourhood featuring numerous green spaces, walking paths, a beautiful lake and playground, and easy access to schools, shopping and all amenities. This one simply has it all - your new home awaits!!!

Built in 2022

Essential Information

MLS® #	A2248209
Price	\$598,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,971
Acres	0.10
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	119 Goldenrod Road W
Subdivision	Country Meadows Estates
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J5W8

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener, Insulated, Off Street
# of Garages	2

Interior

Interior Features	Built-in Features, Double Vanity, High Ceilings, Kitchen Island, No
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	Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Microwave, Refrigerator, Washer/Dryer, Built-In Oven, Electric Cooktop
Heating	High Efficiency, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	BBQ gas line, Private Entrance
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Composite Siding, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 12th, 2025
Days on Market	1
Zoning	R-CL

Listing Details

Listing Office	SUTTON GROUP - LETHBRIDGE
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