\$459,900 - 326 Stephens Avenue, Diamond City

MLS® #A2265547

\$459,900

3 Bedroom, 4.00 Bathroom, 1,718 sqft Residential on 0.14 Acres

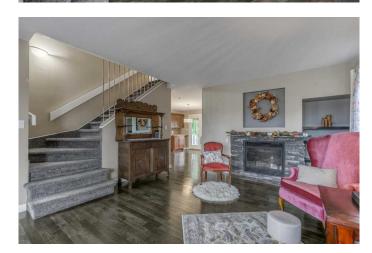
NONE, Diamond City, Alberta

Exceptional Country Living Just Minutes from the City! This immaculate, move-in-ready two-storey home in peaceful Diamond City, AB, is the perfect blend of modern luxury and small-town convenience, located just a quick 12-minute drive from Lethbridge. Built with a superior, energy-efficient ICF (Insulated Concrete Form) foundation, this property offers both durability and warmth. Inside, the home features elegant hardwood floors and granite countertops in the kitchen, and gas stove. For ultimate convenience, you'll also find a dedicated main floor laundry room complete with a sink. Peace of mind is guaranteed with a new roof installed in 2022 that comes with a transferable 50-year full replacement warranty, and an efficient, on-demand tankless hot water tank. The finished basement is designed for comfort and entertaining, boasting cozy in-floor heating, a stylish wet bar, and a spacious recreation area.

Step outside to discover a true outdoor oasis with a fully landscaped yard designed for relaxation. Entertain guests on the paving stone patio, enjoy cozy evenings around the fire pit, or relax on the pergola-covered deck. Outdoor features continue with the reliability of County Water, ample parking via an attached single garage and a large detached, heated double garage, and a dedicated RV parking pad in the backyard with a convenient 220 plug-in. This turn-key, feature-packed property is ready for immediate occupancy, allowing you to simply unpack and start enjoying your







Built in 2006

Essential Information

MLS® # A2265547 Price \$459,900

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,718
Acres 0.14
Year Built 2006

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 326 Stephens Avenue

Subdivision NONE

City Diamond City

County Lethbridge County

Province Alberta
Postal Code T0K 0T0

Amenities

Parking Spaces 6

Parking 220 Volt Wiring, Alley Access, Double Garage Detached, Driveway,

Garage Door Opener, Heated Garage, Off Street, RV Access/Parking,

See Remarks, Single Garage Attached, Plug-In

of Garages 3

Interior

Interior Features Central Vacuum, Granite Counters, Pantry, Recessed Lighting, See

Remarks, Soaking Tub, Tankless Hot Water, Vinyl Windows, Walk-In

Closet(s), Wet Bar

Appliances Bar Fridge, Central Air Conditioner, Dishwasher, Gas Stove, Microwave

Hood Fan, Refrigerator, Washer/Dryer Stacked, Tankless Water Heater

Heating In Floor, Fireplace(s), Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes # of Fireplaces 2

Fireplaces Basement, Electric, Gas, Living Room, Mantle, Blower Fan

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features BBQ gas line, Fire Pit, Private Yard

Lot Description Back Lane, Landscaped

Roof Asphalt Shingle, See Remarks

Construction Brick, Concrete, Vinyl Siding, Wood Frame, ICFs (Insulated Concrete

Forms)

Foundation ICF Block

Additional Information

Date Listed October 19th, 2025

Days on Market 3
Zoning HR

Listing Details

Listing Office Royal Lepage South Country - Lethbridge

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