

# \$705,000 - 660 Sixmile Crescent S, Lethbridge

MLS® #A2210636

**\$705,000**

4 Bedroom, 3.00 Bathroom, 1,482 sqft

Residential on 0.12 Acres

Southgate, Lethbridge, Alberta

Nestled in a vibrant neighborhood, this exquisite bungalow is almost like new and has been meticulously cared for, showcasing beautiful details throughout. With just under 1,500 square feet of luxurious living space, this home is a perfect blend of comfort and elegance.

Step inside and be greeted by the spacious layout that features nine-foot ceilings both on the main floor and in the basement, creating an open and airy atmosphere. The heart of the home is the stunning kitchen, complete with stacked cabinets adorned with beautiful crown molding that reaches the ceiling. Equipped with stainless steel appliances, including a gas stove, a custom-built hood fan, and a convenient pot filler, this kitchen is a chef's dream. The massive island with quartz countertops is perfect for casual dining or entertaining guests.

Throughout the home, you'll find durable vinyl plank flooring, which extends even to the stairs leading down to the basement. The custom white oak handrails are paired with sleek black metal spindles, adding a touch of modern sophistication.

The inviting living room boasts a tray ceiling accented with two large beams and a cozy gas fireplace, beautifully detailed with stone that reaches to the ceiling. Flanked by two built-in white bookcases, the living area also features large patio doors that open to your backyard and deck, seamlessly blending indoor and outdoor living. The composite deck, with



aluminum railing and a gas line for your grill, overlooks a spacious concrete patio area surrounded by low-maintenance, zero-scaped landscaping equipped with a drip system for shrubs.

Retreat to the primary suite at the back of the house, which offers a tranquil atmosphere complemented by a tray ceiling and a stylish barn door leading to your ensuite. This spa-like bathroom features double sinks and a lovely tiled feature wall complete with mirrors and stunning hanging lights. Enjoy a relaxing soak in the freestanding tub with chic black fixtures or refresh yourself in the custom tile and glass shower that includes a bench and rain showerhead. The large walk-through closet provides ample storage and conveniently connects to the laundry room and back entrance area.

The fully finished basement is a delightful surprise, featuring large windows that fill the space with natural light. It includes a bar area with a sink and wine fridge, custom floating shelves, and three generously sized bedrooms, each with their own walk-in closets. A spacious bathroom completes this lower level.

Conveniently located close to all the South Side Lethbridge amenities, including Costco and Safeway, this remarkable home is a must-see. Don't miss the opportunity to make it yours!

Built in 2022

**Essential Information**

MLS® #	A2210636
Price	\$705,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1

Square Footage	1,482
Acres	0.12
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	660 Sixmile Crescent S
Subdivision	Southgate
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 8G4

### Amenities

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Bar, Closet Organizers, Kitchen Island, Pantry, Storage, Walk-In Closet(s), Crown Molding, Quartz Counters, Skylight(s), Sump Pump(s), Tankless Hot Water, Tray Ceiling(s)
Appliances	Dishwasher, Refrigerator, Central Air Conditioner, Gas Stove, Range Hood, Tankless Water Heater, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Electric
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Misting System
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle

Construction	Stone, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 14th, 2025
Days on Market	109
Zoning	R-L

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
----------------	---------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.