

\$450,000 - 426 12 Street, Nobleford

MLS® #A2219682

\$450,000

4 Bedroom, 3.00 Bathroom, 1,089 sqft

Residential on 0.12 Acres

NONE, Nobleford, Alberta

Nestled at the end of a quiet road, this beautifully maintained 4-bedroom, 3-bathroom home in Nobleford offers the perfect blend of comfort, privacy, and small-town charm. With no neighbors to the east—just open farmers’ fields—you’ll enjoy stunning sunrises and peaceful views from your east-facing side deck.

Inside, the home is thoughtfully laid out and well cared for, featuring a spacious living area, a functional kitchen, and comfortable bedrooms for the whole family. The attached super single garage offers ample storage and room for hobbies or tools, making it a practical addition to your day-to-day life.

Step outside to a well-manicured yard equipped with a full underground sprinkler system and a productive garden area—perfect for those with a green thumb. Located just a short walk from the park and playground, this home is ideal for families or anyone looking for a quiet and friendly community to call home.

Don’t miss your chance to own a move-in-ready property in one of Southern Alberta’s most welcoming towns.

Built in 2020

Essential Information



MLS® #	A2219682
Price	\$450,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,089
Acres	0.12
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	426 12 Street
Subdivision	NONE
City	Nobleford
County	Lethbridge County
Province	Alberta
Postal Code	T0L 1S0

Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Central Vacuum, Closet Organizers, Laminate Counters, Open Floorplan, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Freezer, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Lighting, Private Yard, Misting System
Lot Description	City Lot, Corner Lot, Cul-De-Sac, Front Yard, Landscaped, Lawn, Level,

	Private, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 9th, 2025
Days on Market	1
Zoning	Residential

Listing Details

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

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.