

# \$349,000 - 306 Prairie Garden Way S, Lethbridge

MLS® #A2190250

**\$349,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.37 Acres

Arbour Ridge, Lethbridge, Alberta

Welcome to Prairie Arbour Estates! This community is the premier destination for estate living in south Lethbridge and serves as the benchmark for upscale developments in southern Alberta. Prairie Arbour Estates boasts unrivaled views of Sixmile Coulee and easy access to walking trails and the spectacular Prairie Arbour Park. This 0.37 acre lot sits across from the beautiful park and pond area and has early morning sunrise views from the front and sunset views at the rear. Pond view lots are in limited quantity and lots of this depth and size are even more limited. Comparative market value for a lot of this size and location makes this property a tremendously valuable investment.

## Essential Information

MLS® #	A2190250
Price	\$349,000
Bathrooms	0.00
Acres	0.37
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	306 Prairie Garden Way S
Subdivision	Arbour Ridge
City	Lethbridge



County	Lethbridge
Province	Alberta
Postal Code	T1K 5W3

## Exterior

Lot Description	Backs on to Park/Green Space, Near Shopping Center, No Neighbours Behind, Street Lighting, Views
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## Additional Information

Date Listed	January 26th, 2025
Days on Market	207
Zoning	DC

## Listing Details

Listing Office	REAL BROKER
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