

\$339,900 - 4, 295 Blackfoot Road W, Lethbridge

MLS® #A2265039

\$339,900

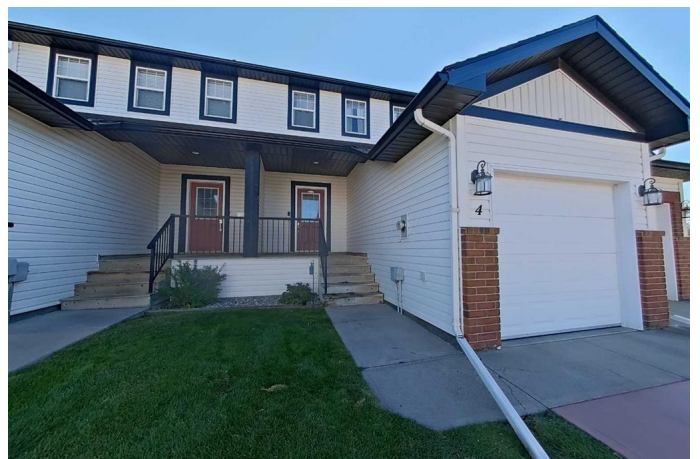
4 Bedroom, 4.00 Bathroom, 1,223 sqft
Residential on 0.04 Acres

Indian Battle Heights, Lethbridge, Alberta

Step inside this bright and inviting 4-bedroom, 3.5-bath townhouse offering 1,770 sq. ft. of total living space, giving the perfect blend of comfort, convenience, and low-maintenance living. Perfectly located in one of Lethbridge's most convenient neighborhoods, you'll be just minutes from the University of Lethbridge, YMCA, schools, shopping, and public transit. Whether you're a growing family, a university professional, or an investor seeking a high-demand rental, this home checks every box. Inside, you'll love the thoughtful layout with multiple living areas designed for both connection and privacy. The modern kitchen opens seamlessly to the dining and living spaces, creating a warm setting for family dinners or entertaining friends. Upstairs, you'll find 2 generous sized bedrooms, a clean 4pc bathroom, and a comfortable primary bedroom with a 4pc ensuite, while the finished lower level offers flexibility for a home office, guest suite, or rental opportunity housing another large size bedroom, 4pc bathroom & oversized recreation space! Move-in ready and beautifully maintained, this townhouse combines space, style, and value — truly a rare find in today's market. Condo fees are only \$300/month!

Built in 2004

Essential Information



MLS® #	A2265039
Price	\$339,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,223
Acres	0.04
Year Built	2004
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	4, 295 Blackfoot Road W
Subdivision	Indian Battle Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 8A6

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Front Drive, Garage Door Opener, Garage Faces Front, Parking Pad, Single Garage Attached, Guest, Paved
# of Garages	1

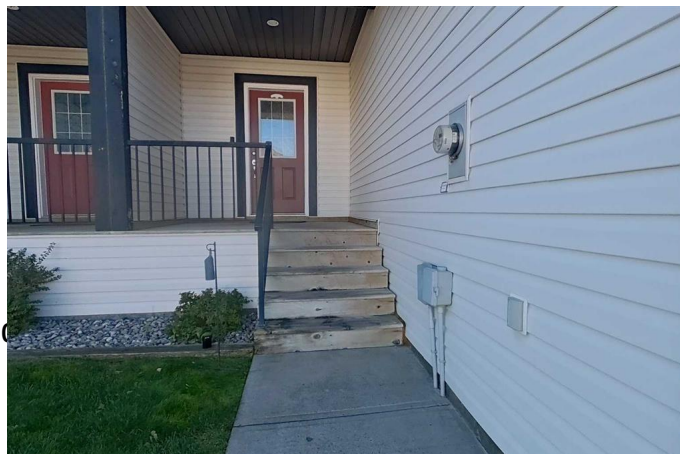
Interior

Interior Features	Chandelier, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Storage
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle

# of Stories	2
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Few Trees, Front Yard, Land Neighbours Behind
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete



Additional Information

Date Listed	October 17th, 2025
Days on Market	2
Zoning	R-37

Listing Details

Listing Office	Century 21 Foothills South Real Estate
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