

\$538,000 - 302 5 Avenue, Nobleford

MLS® #A2204394

\$538,000

4 Bedroom, 3.00 Bathroom, 1,195 sqft

Residential on 0.17 Acres

NONE, Nobleford, Alberta

Welcome to Nobleford! This is no big builder high production run of the mill cookie cutter home. This is a well crafted custom home by WestPeak Construction. With attention to detail and focus on quality of construction, this nearly completed, very functional design and well laid out home includes composite exterior siding, iron core window frame colour, quartz kitchen countertops, 9' ceilings on both levels, washer/dryer hookups on both levels, and the home also includes a walk up basement entry designed with a basement suite in mind. Plumbing downstairs is roughed in for a kitchen, and this area with the separate entrance can be locked off from the main floor.

This excellent 4 bedroom 3 bath home with double attached garage sits on a huge 7500 Square foot corner lot, which is in a fantastic area of Nobleford.

Built in 2025

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2204394 |
| Price | \$538,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,195 |
| Acres | 0.17 |
| Year Built | 2025 |



| | |
|----------|-------------|
| Type | Residential |
| Sub-Type | Detached |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 302 5 Avenue |
| Subdivision | NONE |
| City | Nobleford |
| County | Lethbridge County |
| Province | Alberta |
| Postal Code | T0L1S0 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | See Remarks |
| Appliances | Central Air Conditioner, Dishwasher, Refrigerator, Stove(s) |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Up To Grade |

Exterior

| | |
|-------------------|------------------------------|
| Exterior Features | Other |
| Lot Description | Back Yard, Corner Lot, Level |
| Roof | Asphalt Shingle |
| Construction | Concrete, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 24th, 2025 |
| Days on Market | 45 |
| Zoning | Residential |

Listing Details

Listing Office

Century 21 Foothills South Real Estate

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