

# \$564,900 - 749 Twinriver Loop W, Lethbridge

MLS® #A2257512

**\$564,900**

4 Bedroom, 4.00 Bathroom, 1,725 sqft

Residential on 0.11 Acres

Copperwood, Lethbridge, Alberta

Your Dream Family Home Awaits on Twinriver Loop! Welcome to Copperwood's most sought-after street—Twinriver Loop, where neighbours become friends and the community shines bright year-round with family-friendly energy and festive holiday spirit. This is truly the place to call home. This beautifully maintained property showcases pride of ownership inside and out. The home is fully powered by solar, offering eco-friendly living without compromising on comfort or style. Step outside and fall in love with the stunning landscaping and lush garden, designed as a private oasis to enjoy through every season. Inside, the home is fully developed and thoughtfully designed for family living. The upper floor features a primary retreat complete with a walk-in closet and a private 3-piece ensuite—your own space to relax and recharge. Two additional bedrooms and a bright bonus room provide the perfect setup for kids, guests, or a home office. Don't miss the chance to own not just a home, but a lifestyle, in one of Lethbridge's most welcoming neighbourhoods.



Built in 2012

## Essential Information

MLS® # A2257512

Price \$564,900

Bedrooms 4

|                |             |
|----------------|-------------|
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,725       |
| Acres          | 0.11        |
| Year Built     | 2012        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 749 Twinriver Loop W |
| Subdivision | Copperwood           |
| City        | Lethbridge           |
| County      | Lethbridge           |
| Province    | Alberta              |
| Postal Code | T1J 5B5              |

### **Amenities**

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

### **Interior**

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, Pantry, Storage, Walk-In Closet(s) |
| Appliances        | See Remarks                                                       |
| Heating           | Forced Air                                                        |
| Cooling           | Central Air                                                       |
| Fireplace         | Yes                                                               |
| # of Fireplaces   | 1                                                                 |
| Fireplaces        | Gas                                                               |
| Has Basement      | Yes                                                               |
| Basement          | Full                                                              |

### **Exterior**

|                   |                                            |
|-------------------|--------------------------------------------|
| Exterior Features | None                                       |
| Lot Description   | Back Yard, Landscaped, Standard Shaped Lot |
| Roof              | Asphalt Shingle                            |

|              |                            |
|--------------|----------------------------|
| Construction | Wood Frame, Shingle Siding |
| Foundation   | Poured Concrete            |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 47                   |
| Zoning         | R-CL                 |

**Listing Details**

|                |                            |
|----------------|----------------------------|
| Listing Office | Lethbridge Real Estate.com |
|----------------|----------------------------|

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