

# \$599,900 - 661 Devonia Road W, Lethbridge

MLS® #A2211669

**\$599,900**

5 Bedroom, 3.00 Bathroom, 1,290 sqft

Residential on 0.09 Acres

The Crossings, Lethbridge, Alberta

Under Construction scheduled for September 2025, is this brand new bi-level home featuring 2350 total square feet of developed living space from Custom Quality Build! This 5 bed, 3 bath home will be completely finished to the basement with a forced walk-out basement to covered patio and a few steps up to the backyard area. CQB always delivers their new homes to clients with the appliances and central a/c included. Main floor and Basement both feature 9 foot ceilings! Main floor features 3 bedrooms including primary bedroom with ensuite and walk-in closet. Living room features electric fireplace. Kitchen has quartz counters, stainless steel appliances and sliding glass doors to deck out back. Another full bathroom and a laundry closet complete the main. Basement is also fully developed with family room that has a wet bar, games/media room, 2 more bedrooms, another full bathroom, laundry room, and a furnace/utility room with tankless hot water. Walk-out to the covered patio below the deck. There is a 22x22 garage for your vehicles and hardiboard siding for your exterior! Move in and enjoy!



Built in 2025

## Essential Information

MLS® # A2211669

Price \$599,900

Bedrooms 5

Bathrooms	3.00
Full Baths	3
Square Footage	1,290
Acres	0.09
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	661 Devonia Road W
Subdivision	The Crossings
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5W3

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Open Floorplan, Pantry, Quartz Counters, Sump Pump(s), Tankless Hot Water, Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Refrigerator, Stove(s), Tankless Water Heater, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

### **Exterior**

Exterior Features	BBQ gas line
Lot Description	Back Lane, Standard Shaped Lot, Sloped

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

**Additional Information**

Date Listed	April 14th, 2025
Days on Market	18
Zoning	R-CL

**Listing Details**

Listing Office	REAL BROKER
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