

# \$595,000 - 1020 Fern Crescent S, Lethbridge

MLS® #A2250050

**\$595,000**

5 Bedroom, 2.00 Bathroom, 1,860 sqft  
Residential on 0.15 Acres

Lakeview, Lethbridge, Alberta

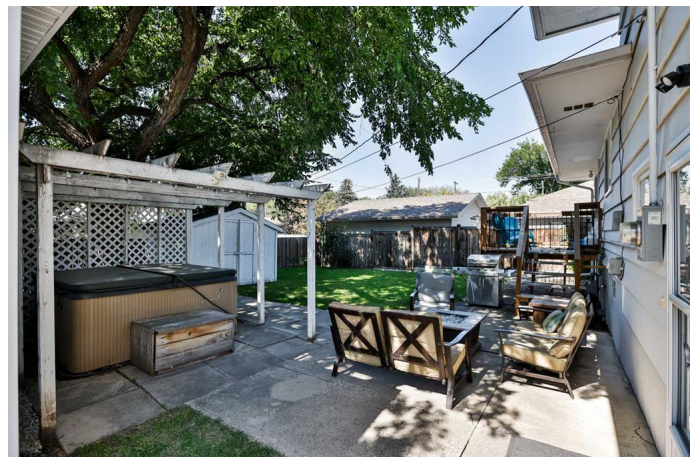
Steps from Henderson Lake! This suited home is ideally located just steps away from Henderson Lake, the golf course, and the Japanese Gardens – some of the city’s most beautiful landmarks.

In recent years, the main floor kitchen has been completely refurbished, sleek walnut-style cabinetry, quartz countertops, and brand-new stainless steel appliances. Additional updates include fresh paint, a newer hot water tank, a few new windows, and a sliding patio door leading from the dining room to the back deck. The previous owner modernized the bathrooms and replaced the shingles.

The home features an illegal suite with three bedrooms upstairs and two bedrooms downstairs, each with private entrances and in-suite laundry. This setup is perfect for multi-generational living, a mortgage helper, or a full investment property.

The main level offers a bright and spacious living room with a large picture window overlooking the front yard. Altogether, this four-level split provides 1,859 sq. ft. of developed living space, making it a comfortable fit for families or tenants alike.

Outside, enjoy an 17’ x 29’ garage, generous front and side driveways, and a large backyard complete with an upper deck,



lower patio, and hot tub – perfect for relaxing or entertaining.

Don't miss this versatile property in a prime location.

Contact your favourite REALTOR® today to book a showing!

Built in 1957

### Essential Information

MLS® #	A2250050
Price	\$595,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,860
Acres	0.15
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	1020 Fern Crescent S
Subdivision	Lakeview
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 2W3

### Amenities

Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	Pantry, Quartz Counters
-------------------	-------------------------

Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Suite

## **Exterior**

Exterior Features	Other
Lot Description	Back Yard, Few Trees, Front Yard, Gazebo, Lawn
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

## **Additional Information**

Date Listed	August 22nd, 2025
Zoning	R-L

## **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
----------------	---------------------------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.