

# \$558,000 - 614 Marie Van Haarlem Crescent N, Lethbridge

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MLS® #A2246130

**\$558,000**

5 Bedroom, 4.00 Bathroom, 1,292 sqft  
Residential on 0.03 Acres

Legacy Ridge / Hardieville, Lethbridge, Alberta

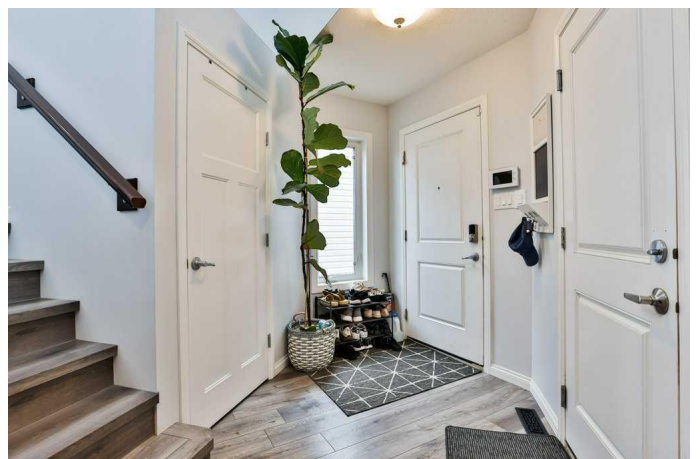
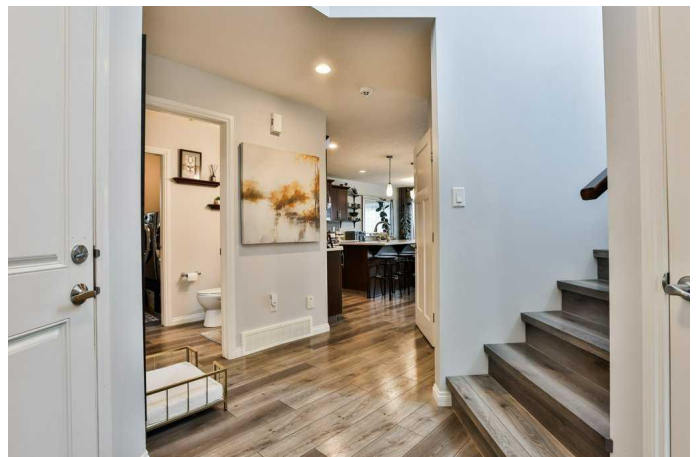
Welcome to 614 Marie Van Haarlem Crescent North, a beautifully cared-for home blending modern comfort with everyday functionality.

With 5 bedrooms and 3.5 bathrooms, this home offers a bright, open layout filled with natural light, new flooring, and stylish updates throughout. The kitchen features sleek appliances, a spacious island, and a hot water tap for instant convenience.

Upstairs, is where the 3 bedrooms are and the primary suite includes a 4-piece ensuite and a walk-in closet. The finished basement adds extra living space with two bedrooms, a full bath, and a cozy minibar—perfect for entertaining.

Step outside to your private backyard oasis, complete with a multi-level deck, pergola, and beautifully manicured lawn. Whether you're enjoying summer evenings under the gazebo or quiet mornings on the patio, this outdoor space is truly something special.

Additional highlights include a tankless hot water system, double attached garage, and a family-friendly Northside location near school, parks, and convenience stores. This place is thoughtfully updated, move-in ready, and designed for comfort—this is more than a house, it's a place to call home. Add to



you must see and call your favorite  
REALTOR® to schedule a viewing.

Built in 2011

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2246130    |
| Price          | \$558,000   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,292       |
| Acres          | 0.03        |
| Year Built     | 2011        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 614 Marie Van Haarlem Crescent N |
| Subdivision | Legacy Ridge / Hardieville       |
| City        | Lethbridge                       |
| County      | Lethbridge                       |
| Province    | Alberta                          |
| Postal Code | T1H6Z8                           |

### Amenities

|                |                                                                |
|----------------|----------------------------------------------------------------|
| Parking Spaces | 4                                                              |
| Parking        | Double Garage Attached, Garage Door Opener, Garage Faces Front |
| # of Garages   | 2                                                              |

### Interior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, |
|-------------------|-----------------------------------------------------------------|

|              |                                                                                                                                                 |
|--------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
|              | Pantry, Quartz Counters, Recessed Lighting, Storage, Tankless Hot Water, Walk-In Closet(s), Dry Bar, Wired for Sound                            |
| Appliances   | Bar Fridge, Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Freezer, Tankless Water Heater |
| Heating      | Forced Air, Natural Gas                                                                                                                         |
| Cooling      | Central Air                                                                                                                                     |
| Has Basement | Yes                                                                                                                                             |
| Basement     | Finished, Full                                                                                                                                  |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Private Yard, Garden             |
| Lot Description   | Back Yard, Lawn, Private, Gazebo |
| Roof              | Asphalt Shingle                  |
| Construction      | Vinyl Siding                     |
| Foundation        | Poured Concrete                  |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 12th, 2025 |
| Days on Market | 59                |
| Zoning         | R-SL              |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Initia Real Estate |
|----------------|--------------------|

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