

# \$799,900 - 102 Fairmont Cove S, Lethbridge

MLS® #A2211982

**\$799,900**

5 Bedroom, 3.00 Bathroom, 2,000 sqft  
Residential on 0.27 Acres

Fairmont, Lethbridge, Alberta

Welcome to 102 Fairmont Cove S. This ONE OWNER, EXECUTIVE WALKOUT BUNGALOW is located in a quiet South Side Cul-De-Sac with STUNNING LAKESIDE VIEWS (Perhaps The Very Best In Lethbridge). These stunning views await you every time you look out the window and/or enjoy the Large Beautifully Landscaped Yard. This incredible home boasts an OVERSIZED TRIPLE/QUAD CAR GARAGE (over 950 SqFt), 5 bedrooms (3 up and 2 down), 2 - 4 piece baths up and a 3 piece bath down, main floor laundry, sunroom (not included in the square footage) a nice living room with vaulted ceilings and so much more. You'll love the walk-out basement, with an enormous family room with wet bar, 2 more large bedrooms, a woodworking shop and a utility room with 2 furnaces, and of course central A/C. The yard is large with fruit trees, garden, covered patio, and so much more. City assessed for 2025 at \$889,000. This home is in original condition and awaits your updates. Call your favorite Realtor®, come on by, and make an offer. This amazing home could be yours!

Built in 2006

## Essential Information

MLS® #	A2211982
Price	\$799,900
Bedrooms	5



Bathrooms	3.00
Full Baths	3
Square Footage	2,000
Acres	0.27
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	102 Fairmont Cove S
Subdivision	Fairmont
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7M6

### **Amenities**

Parking Spaces	7
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Kitchen Island, No Animal Home, Pantry, See Remarks, Bar, Ceiling Fan(s), High Ceilings, Vinyl Windows, Jetted Tub, No Smoking Home, Skylight(s), Storage, Vaulted Ceiling(s), Wet Bar, Walk-In Closet(s)
Appliances	Other
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### **Exterior**

Exterior Features	Balcony, Garden, Misting System
Lot Description	Back Yard, See Remarks, Backs on to Park/Green Space,

Creek/River/Stream/Pond, Cul-De-Sac, Garden, Gentle Sloping, Irregular Lot, Lake, Lawn, Landscaped, Many Trees, Pie Shaped Lot, Private, Sloped, Street Lighting

Roof	Cedar Shake
Construction	Stucco, Wood Frame, Concrete
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 20th, 2025
Days on Market	101
Zoning	R-L

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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