



GRASSROOTS
REALTY GROUP

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**338 Silkstone Cove W
Lethbridge, Alberta**

MLS # A2348568

\$505,000



Division:	Copperwood		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,170 sq.ft.	Age:	2007 (19 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached, Driveway, Garage Door Opener, Off Street, Oversiz		
Lot Size:	0.19 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Garden, Irregular Lot, Landscaped, Lawn, No Neighb		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	R-CL
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Ceiling Fan(s), Closet Organizers, Kitchen Island, Laminate Counters, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions: Refrigerator, Stove, Dishwasher, Range Hood, Central Air Conditioner, Washer/Dryer, Bar Fridge in Basement, All Window Coverings, Garage Door Opener(s)

Welcome to 338 Silkstone Cove West, a 5-bedroom, 3-bathroom bi-level tucked into a quiet Copperwood cul-de-sac with a backyard that makes staying home feel like the best plan. With over 1,100 sq. ft. above grade, this home offers a bright main level with vaulted ceilings, a spacious living area and a kitchen with plenty of natural light. Downstairs, the newly renovated basement adds even more living space with a wet bar, fireplace and room to gather, relax or entertain. Outside is where this property really stands out. The pie-shaped lot creates a large, fully fenced backyard with plenty of lawn, underground sprinklers, garden space, a fire pit area, patio and deck — whether it's summer BBQs, kids playing outside or evenings around the fire, there's room for it here. With 5 bedrooms, 3 full bathrooms, central air conditioning, an attached garage and schools and shopping nearby, this is the kind of Copperwood home that gives a growing family room for what comes next — or a family relocating to Lethbridge a place to truly feel at home.