



GRASSROOTS

REALTY GROUP

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**215 Prairie Rose Place S
Lethbridge, Alberta**

MLS # A2190247



\$319,000

Division: Arbour Ridge

Lot Size: 0.29 Acre

Lot Feat: Environmental Reserve, Near Shopping Center, No Neighbours Behind,

By Town: -

LLD: -

Zoning: DC

Water: -

Sewer: -

Utilities: -

Welcome to Prairie Arbour Estates! This community is the premier destination for estate living in south Lethbridge and serves as the benchmark for upscale developments in southern Alberta. Prairie Arbour Estates boasts unrivaled views of Sixmile Coulee and easy access to walking trails and the spectacular Prairie Arbour Park. This 0.29 acre lot sits in a quiet street with no through traffic and has rear and side boundaries against a beautiful environmental reserve. This particular location is very unique and lots at this price point are limited in quantity in this community. Comparative market value for a lot of this size and location makes this property a tremendously valuable investment.