

# \$1,630,000 - 223016 Twp Rd 102, Rural Lethbridge County, Rural Lethbridge County

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MLS® #A2230661

**\$1,630,000**

4 Bedroom, 3.00 Bathroom, 2,355 sqft  
Residential on 7.26 Acres

NONE, Rural Lethbridge County, Alberta

Welcome to one of the most sought-after properties in the Park Lake area—where refined living meets rural freedom, just 10 minutes from Lethbridge and right across the road from Park Lake Provincial Park.

Set on over 7 pristine acres, this extraordinary estate offers the perfect blend of privacy, quality, and lifestyle. The custom-built, fully finished home boasts more than 3,900 square feet of thoughtfully designed living space, including 4 spacious bedrooms, 3 bathrooms, and a large bonus room above the garage—perfect for a home office, gym, or media space.

Designed for entertaining and comfort, the open-concept kitchen, dining, and living rooms flow seamlessly together beneath 9-foot ceilings and bask in natural light. High-end finishes include custom quartersawn oak cabinetry and woodwork, a gas fireplace, main floor laundry, and two inviting decks that open to your own peaceful prairie retreat.

When it's time to unwind, the primary suite offers a spa-like escape with a luxurious ensuite, oversized walk-in closet, and private balcony overlooking the serene countryside.

The lower level features two additional bedrooms, a full bathroom, a large recreational



space, and endless storage. Whether you’re hosting friends or managing a busy family life, this home has space and flexibility to match your needs.

For those with hobbies or home businesses, the 40' x 60' heated shop is a standout—fully equipped for storage, workspace, loft 9' x 31', and all your vehicles or toys. The heated attached garage includes a finished, water-serviced room perfect for a salon, studio, massage practice, or a deluxe mudroom conversion. Agriculture zoning allows for an additional home to be built if so desired.

With city water, mature landscaping, underground sprinklers, and low-maintenance exterior finishes like Hardie siding, stonework, and cedar accents, and a new roof in 2024, this property was built to impress and last.

If you're seeking an acreage that blends executive quality with room to roam, look no further. Bring your animals, bring your vision, and create the lifestyle you’ve been dreaming of.

Park Lake’s finest. A rare opportunity. Book your private showing today with your favorite REALTOR®

Built in 2013

**Essential Information**

MLS® #	A2230661
Price	\$1,630,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,355
Acres	7.26

Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Active

### Community Information

Address	223016 Twp Rd 102, Rural Lethbridge County
Subdivision	NONE
City	Rural Lethbridge County
County	Lethbridge County
Province	Alberta
Postal Code	T0L 0V0

### Amenities

Utilities	Electricity Connected, Natural Gas Connected
Parking	220 Volt Wiring, Additional Parking, Double Garage Attached, Garage Door Opener, Garage Faces Side, Gravel Driveway, Heated Garage, Oversized, Quad or More Detached, RV Access/Parking
# of Garages	2

### Interior

Interior Features	Built-in Features, Central Vacuum, Crown Molding, Double Vanity, Jetted Tub, No Smoking Home, Open Floorplan, Pantry, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer/Dryer Stacked, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Masonry
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony, Fire Pit, Garden, Lighting, Private Yard, Storage
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Level, Many Trees, No Neighbours Behind

Roof	Asphalt Shingle
Construction	Composite Siding, Stone
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 14th, 2025
Days on Market	6
Zoning	Agriculture

**Listing Details**

Listing Office	SUTTON GROUP - LETHBRIDGE
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