

\$499,999 - 58 E 300 S, Raymond

MLS® #A2202692

\$499,999

2 Bedroom, 2.00 Bathroom, 1,347 sqft

Residential on 0.12 Acres

NONE, Raymond, Alberta

Welcome to this brand new, bungalow style home in the adult community of Aspen Pointe, located in the picturesque town of Raymond, just 20 minutes from Lethbridge! Here you can enjoy the tranquility of a green strip and walking path directly across the street, complete with a frisbee golf course for outdoor entertainment. This home is ideally located near Raymond's top amenities, including the golf course, The Mercantile grocery store, hospital, restaurants, and more. Inside, you'll find two spacious bedrooms on the upper level, with the option to convert the front bedroom into a large office space for your convenience. The kitchen is truly a luxury, featuring stainless steel appliances, sleek quartz countertops, a gorgeous island, and plenty of cabinetry and a pantry for storage. The open dining and living room area is perfect for entertaining or relaxing and feel grand, due to the vaulted ceiling! Step outside to the enclosed sunroom at the back of the home, where you can bask in the year-round natural light and witness the beauty of each season. The unfinished basement offers potential for customization, with the option for the builder to complete it to your preferences or act as a large storage room/blank slate for whatever you would like! The primary bedroom is a serene retreat with a stunning walk-in shower and double vanity in the ensuite bathroom. Central air conditioning and a natural gas heater in the garage ensure year-round comfort in both your home and



garage! This home combines modern living with a peaceful community settingâ€”if you are looking to downsize and find a quiet place to live donâ€™t delay! Call your REALTORÂ® and schedule a showing today!

Built in 2025

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2202692 |
| Price | \$499,999 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,347 |
| Acres | 0.12 |
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 58 E 300 S |
| Subdivision | NONE |
| City | Raymond |
| County | Warner No. 5, County of |
| Province | Alberta |
| Postal Code | T0K 2S0 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|------------------------------------|
| Interior Features | Built-in Features, Storage |
| Appliances | Dishwasher, Refrigerator, Stove(s) |
| Heating | Forced Air |

| | |
|--------------|------------------|
| Cooling | Central Air |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---------------------|
| Exterior Features | None |
| Lot Description | Standard Shaped Lot |
| Roof | Asphalt Shingle |
| Construction | Composite Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 21st, 2025 |
| Days on Market | 53 |
| Zoning | DC-1 |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.