

# \$525,000 - 547 Blackwolf Boulevard N, Lethbridge

MLS® #A2269317

**\$525,000**

5 Bedroom, 4.00 Bathroom, 1,290 sqft

Residential on 0.08 Acres

Blackwolf 1, Lethbridge, Alberta

Step into refined comfort with this spacious 5-bedroom, 3.5-bathroom home nestled in the sought-after Blackwolf community. The main floor boasts an open-concept layout, seamlessly connecting the living space to a formal dining area via a stylish half wall—perfect for entertaining. The kitchen is a chef’s dream, featuring ample cabinetry and workspace.

Upstairs, the expansive primary suite offers a tranquil retreat with a 4-piece ensuite and a generous walk-in closet. Each additional bedroom is thoughtfully designed to provide comfort and flexibility for growing families or guests.

Enjoy year-round relaxation on the covered back patio overlooking a fully fenced yard—ideal for kids, pets, and gatherings. A dedicated basketball court pad adds fun and function, while the paved rear parking area is primed for a future garage. A large shed provides extra storage for tools and toys.

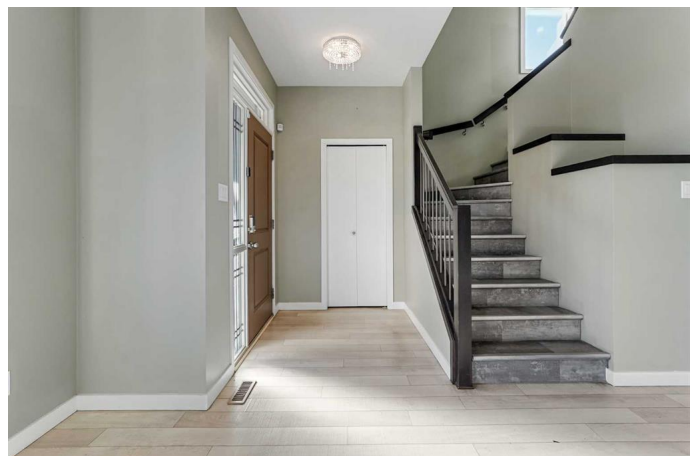
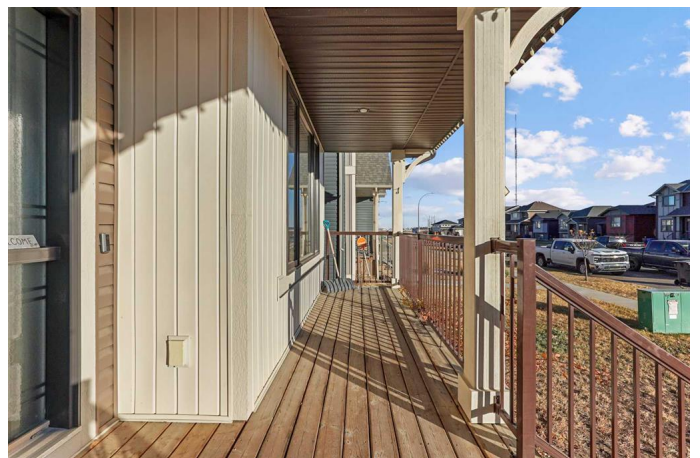
This home combines luxury, practicality, and room to grow—all in one of Lethbridge’s most desirable neighbourhoods.

Built in 2014

## Essential Information

MLS® #

A2269317



|                |             |
|----------------|-------------|
| Price          | \$525,000   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,290       |
| Acres          | 0.08        |
| Year Built     | 2014        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 547 Blackwolf Boulevard N |
| Subdivision | Blackwolf 1               |
| City        | Lethbridge                |
| County      | Lethbridge                |
| Province    | Alberta                   |
| Postal Code | T1H 7C8                   |

### Amenities

|                |                                                                                                                  |
|----------------|------------------------------------------------------------------------------------------------------------------|
| Utilities      | Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected |
| Parking Spaces | 3                                                                                                                |
| Parking        | Off Street, Parking Pad                                                                                          |

### Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Open Floorplan, Sump Pump(s), Vinyl Windows, Suspended Ceiling |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer    |
| Heating           | Central, ENERGY STAR Qualified Equipment, Natural Gas                         |
| Cooling           | None                                                                          |
| Has Basement      | Yes                                                                           |
| Basement          | Full                                                                          |

### Exterior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Exterior Features | Misting System, Private Yard, Storage, Basketball Court |
|-------------------|---------------------------------------------------------|

|                 |                                                              |
|-----------------|--------------------------------------------------------------|
| Lot Description | Back Lane, Back Yard, Lawn, Rectangular Lot, Street Lighting |
| Roof            | Asphalt Shingle                                              |
| Construction    | Concrete, Silent Floor Joists, Vinyl Siding                  |
| Foundation      | Poured Concrete                                              |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 6th, 2025 |
| Days on Market | 3                  |
| Zoning         | R-M                |

### **Listing Details**

|                |                  |
|----------------|------------------|
| Listing Office | Onyx Realty Ltd. |
|----------------|------------------|

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