



GRASSROOTS
REALTY GROUP

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148 19 Street N
Lethbridge, Alberta

MLS # A2215015



\$260,000

Division:	Westminster		
Type:	Residential/House		
Style:	Bi-Level		
Size:	977 sq.ft.	Age:	1950 (75 yrs old)
Beds:	3	Baths:	2
Garage:	Concrete Driveway, Off Street, Parking Pad		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-L(W)
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Laminate Counters		

Inclusions: n/a

This charming North Lethbridge home is the perfect opportunity for first-time buyers or investors looking to develop a suite. Featuring 3 spacious bedrooms and 2 full bathrooms, this property offers both comfort and potential. The recently renovated basement adds valuable living space, while key upgrades bring peace of mind, including a new furnace installed in 2023 and updated electrical panel, attic insulation, and plumbing completed in 2022. Outside, you'll find a very large backyard that's ready for your dream custom garage, along with a great deck—perfect for relaxing or hosting an amazing BBQ with family and friends. With solid bones, modern improvements, and outdoor space to enjoy, this home is move-in ready with room to grow.