



GRASSROOTS
REALTY GROUP

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**43 Mt Blakiston Road W
Lethbridge, Alberta**

MLS # A2217886



\$450,000

Division:	Mountain Heights		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,129 sq.ft.	Age:	1999 (26 yrs old)
Beds:	5	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Landscaped, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, Laminate Counters, Open Floorplan, Storage, Vaulted Ceiling(s)		

Inclusions: N/A

This family home is renovated, fully finished and less than a block away from a park and Dr. Gerald Probe Elementary School! Stepping inside there are vaulted ceilings on the main floor, a tastefully situated living room with wood burning fireplace, a welcoming kitchen flanked by storage and a great view to the backyard which backs onto a green space. There are 3 bedrooms upstairs along with a 4 piece bathroom. The basement opens into a large family room, a craft room with gas fireplace that could easily be used as a flex space or converted to 6th bedroom. The laundry room has some storage space and there are 2 more bedrooms downstairs with a 3 piece bathroom. The backyard is nicely landscaped, fully fenced and even has garden beds for the green thumbs!