



GRASSROOTS
REALTY GROUP

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12, 3440 23 Avenue S
Lethbridge, Alberta

MLS # A2219269



\$185,000

Division:	Redwood		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	888 sq.ft.	Age:	1980 (45 yrs old)
Beds:	2	Baths:	1
Garage:	Assigned, Stall		
Lot Size:	1.14 Acres		
Lot Feat:	-		

Heating: Baseboard

Floors: Carpet, Linoleum

Roof: -

Basement: -

Exterior: Concrete

Foundation: -

Features: Storage

Water: -

Sewer: -

Condo Fee: \$ 458

LLD: -

Zoning: R-50

Utilities: -

Inclusions: N/A

Tucked away in the quiet, well-established south side neighbourhood of Redwood, this condo offers just under 900 sq. ft. of comfortable, easy living. Featuring two generously sized bedrooms and a recently updated full bathroom, the layout is both practical and welcoming—perfect for first-time buyers, downsizers, or anyone looking for a low-maintenance lifestyle. Step out onto your spacious east-facing balcony and soak in the morning sun, all while enjoying the peace and privacy of mature, tree-lined surroundings. Inside, you'll find modern updates and a bright, airy feel throughout. With shopping, dining, and everyday conveniences just minutes away, this charming condo blends a relaxed atmosphere with unbeatable accessibility.