



GRASSROOTS
REALTY GROUP

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320, 20 3 Street S
Lethbridge, Alberta

MLS # A2241477



\$349,900

Division:	Downtown		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,029 sq.ft.	Age:	1993 (32 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	3.50 Acres		
Lot Feat:	-		

Heating:	Baseboard, Boiler	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	-
Roof:	Clay Tile	Condo Fee:	\$ 555
Basement:	-	LLD:	-
Exterior:	Brick, Mixed, Stucco, Wood Frame	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), No Animal Home, No Smoking Home, Open Floorplan		

Inclusions: none

Welcome to your dream condo, nestled in the heart of Lethbridge! This immaculate two-bedroom, two-bath condo boasts over 1,000 square feet of living space in a fantastic, well-maintained building. This adult living building is perfect for anyone seeking low-maintenance living, it's an ideal choice for first-time homebuyers, busy professionals, or those looking to downsize. Recently upgraded, this condo features fresh paint, brand-new vinyl plank flooring, a modern kitchen with a new sink and taps, stylish countertops, a new air conditioner, updated lighting, and all-new appliances and so much more. Storage is always nice in condo's, this one has a 5x5' 3" storage room in the basement for your seasonal items. Don't miss your chance to own this gem—contact your REALTOR® today to book a showing and discover all the beautiful features this exceptional condo has to offer!