



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

107, 620 Columbia Boulevard W
Lethbridge, Alberta

MLS # A2247170



\$225,000

Division:	Varsity Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	830 sq.ft.	Age:	1993 (32 yrs old)
Beds:	2	Baths:	1
Garage:	Covered, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Boiler
Floors:	Carpet, Laminate, Tile
Roof:	-
Basement:	-
Exterior:	Concrete
Foundation:	-
Features:	Elevator, Recreation Facilities, Sauna, Storage, Walk-In Closet(s)

Water:	-
Sewer:	-
Condo Fee:	\$ 398
LLD:	-
Zoning:	R-75
Utilities:	-

Inclusions: Fridge, Stove, Dishwasher, Microwave, Washer/Dryer, Window Coverings, furniture negotiable

Columbia on the Park is a great building with a mix of residents, from students to long-term owners. This beautifully maintained 2 bedroom 1 bath unit features an updated kitchen with modern appliances and convenient in-suite laundry. The spacious primary bedroom boasts a large walk-in closet and direct access to the patio, where you can enjoy a stunning view of the park. Covered parking with a plug-in is included, along with onsite amenities such as a sauna, fitness room, and party room. Condo fees cover everything except electricity. You'll also appreciate the easy access to the University of Lethbridge and a variety of westside amenities. Call your REALTOR® today to view.