



**GRASSROOTS**  
REALTY GROUP

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**1411 28 Street S**  
**Lethbridge, Alberta**

**MLS # A2253511**



**\$409,000**

<b>Division:</b>	Lakeview		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,200 sq.ft.	<b>Age:</b>	1961 (64 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Carport		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Private		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Laminate, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Flat Torch Membrane	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full, Suite	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	R-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Laminate Counters, No Animal Home, No Smoking Home		

**Inclusions:** N/A

Fantastic one family home since it was built new, great south side bungalow, vey well kept with nice upgrades, three bedrooms two bathrooms up and an illegal suite with two bedrooms one bath down stairs. RV parking