



GRASSROOTS
REALTY GROUP

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131 Lynx Cove N
Lethbridge, Alberta

MLS # A2269059



\$315,000

Division:	Uplands		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,209 sq.ft.	Age:	2004 (21 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Off Street		
Lot Size:	0.05 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	R-37
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Laminate Counters, See Remarks		

Inclusions: Fridge, Stove, Washer, Dryer, Deep Freezer, window coverings

Welcome to this inviting two-story townhouse in Uplands — the perfect place to call your first home! You’ll love the open main floor, featuring a spacious kitchen with plenty of room to cook, gather, and entertain. It flows nicely into a bright living area, and a convenient half bath completes the main level. Upstairs offers three comfortable bedrooms and a full bathroom — ideal for a growing family or guests. The basement is mostly finished with drywall and carpet already in place, plus an additional bedroom. It just needs a few finishing touches to make it your own. This home is a great opportunity to build a little equity while enjoying a wonderful neighborhood. Located close to Legacy Regional Park, Uplands Park, and nearby shopping, you’ll have everything you need within minutes. Affordable, comfortable, and full of potential — this Uplands townhouse is ready to welcome you home! Visit the REALTOR’s website for more details.