



GRASSROOTS
REALTY GROUP

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1316 Huron Place S
Lethbridge, Alberta

MLS # A2269643



\$497,500

Division:	Lakeview		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,200 sq.ft.	Age:	1970 (55 yrs old)
Beds:	5	Baths:	2
Garage:	Additional Parking, Drive Through, Single Garage Attached		
Lot Size:	0.28 Acre		
Lot Feat:	Back Yard, City Lot, Cul-De-Sac, Few Trees, Irregular Lot, Landscaped, Pie S		

Heating:	Forced Air, Heat Pump, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board, Stucco	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Laminate Counters, Separate Entrance, Tankless Hot Water		

Inclusions: N/A

Completely renovated and upgraded home in last 3 years. Spacious basement suite (illegal) with separate entrance. Two large bedrooms in the basement and three on the main level. Property is approved for a mother in law suite and blue prints are available. Extra large lot for extra parking.