



GRASSROOTS
REALTY GROUP

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1127 16 Street S
Lethbridge, Alberta

MLS # A2272092



\$359,900

Division:	Victoria Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	814 sq.ft.	Age:	1948 (77 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Mixed	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: Fridge, stove, washer, dryer, window coverings, patio lights, table with cushions in kitchen

Welcome to this inviting home located just steps from a beautiful park and conveniently close to the hospital. The main level features two spacious bedrooms, one full bathroom, and a bright kitchen overlooking the fenced-in backyard and cozy back patio—perfect for relaxing or entertaining. The lower level offers a comfortable family room and an additional bedroom, bathroom and laundry providing extra space for guests, hobbies, or a private retreat. With its thoughtful layout and welcoming feel, this home is ideal for couples, families, and everyone in between! Call your favorite REALTOR® today!