



GRASSROOTS
REALTY GROUP

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1218 7 Street N
Lethbridge, Alberta

MLS # A2275018



\$255,000

Division:	Staffordville		
Type:	Residential/House		
Style:	Bungalow		
Size:	980 sq.ft.	Age:	1914 (112 yrs old)
Beds:	2	Baths:	1
Garage:	None		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Standard Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Partial	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Charming and well-maintained 2-bedroom bungalow full of character and warmth. This inviting home features a bright living room, functional kitchen, and a large main-level laundry room offering excellent everyday convenience. Thoughtful updates blend nicely with the home's original charm, making it move-in ready while retaining its timeless appeal. The fully fenced backyard is a standout, complete with mature lilac bushes and a highly productive apple tree — perfect for enjoying outdoor space throughout the seasons. A partial basement provides additional storage or future development potential. Located on Lethbridge's north side near parks, schools, coulees, and walking paths, this property is ideal for first-time buyers, downsizers, or anyone seeking an affordable detached home in a mature neighbourhood. A wonderful opportunity to own a character home with pride of ownership evident throughout. Call your favourite REALTOR® now to book a showing!