



GRASSROOTS
REALTY GROUP

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**223, 2020 32 Street S
Lethbridge, Alberta**

MLS # A2302906



\$309,900

Division:	Redwood		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	851 sq.ft.	Age:	2005 (21 yrs old)
Beds:	1	Baths:	1
Garage:	Titled, Underground		
Lot Size:	6.17 Acres		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 525
Basement:	-	LLD:	-
Exterior:	Mixed	Zoning:	C-S
Foundation:	-	Utilities:	-
Features:	Elevator, Kitchen Island, No Smoking Home, Recreation Facilities		

Inclusions: N/A

Welcome to the Sierras of Courtyard Terrace. This nicely kept unit is very close to the North entrance and has a sunny South exposure looking onto the courtyard. This one bedroom home has a bright and cheerful living space with a den, granite countertops and stainless appliances with a corner pantry in the kitchen, as well as in suite laundry. Out on the deck you can choose to soak in that sunshine, or lower the remote operated shade if you prefer. The amenities here are outstanding and include a swimming pool, library, pool tables, guest rooms, workshop, car wash bay, and a large common dining area for special functions. The titled parking spot and storage is located very close to the stairs and the car wash bay. This could be just the spot for you if you are wanting to be located close to shopping and the amenities of South Lethbridge while enjoying a lock and go lifestyle.