



222 28 Street S
Lethbridge, Alberta

MLS # A2137574



\$314,800

Division:	Glendale		
Type:	Residential/House		
Style:	Bungalow		
Size:	983 sq.ft.	Age:	1955 (69 yrs old)
Beds:	2	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Vinyl Windows		

Inclusions: N/A

Shop and compare. If you're searching for a home in this price range, you will find this one hard to pass up! The convenient location provides quick access to Crowsnest Trail, General Stewart School and is just up the street from Henderson Lake and all of the fantastic amenities that are known to the area. Well maintained inside and out over the years, the home presents a solid base to build your Real Estate portfolio. Whether you are a 1st time Buyer, Investor, or downsizing, this home checks the boxes. The low maintenance exterior with vinyl siding, PVC windows, and updated shingles give you peace of mind and confidence in durability. Since the home faces east, you get to benefit from and enjoy natural light in the morning and evening. The interior of the home is cozy, functional and attractive. Solid oak cabinetry, plenty of counter space, and a good-sized dining area make the kitchen space a definite highlight. The view to the back yard is nice for keeping an eye on the kids or your favorite pet. The basement is fully developed which nearly doubles your total living space. A large Family room and Games room are perfect for having extra space to lounge around in, plus there is another room that by simply adding an egress size window, you would have an additional legal bedroom. Good sized laundry and storage areas complete the lower level. The fully fenced back yard allows plenty of room for the garage, patio and lawn area. There is still enough room for an RV or garden space. You can take possession soon so hurry over to have a look. Call your Realtor today!