



2014 20 Avenue S
Lethbridge, Alberta

MLS # A2145442



\$338,900

Division:	Agnes Davidson		
Type:	Residential/House		
Style:	Bungalow		
Size:	867 sq.ft.	Age:	1964 (60 yrs old)
Beds:	2	Baths:	1
Garage:	Attached Carport, Off Street		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Interior Lot		

Heating: Forced Air

Water: -

Floors: Carpet, Hardwood, Linoleum

Sewer: -

Roof: Flat Torch Membrane

Condo Fee: -

Basement: Finished, Full

LLD: -

Exterior: Concrete, Wood Frame

Zoning: R-L

Foundation: Poured Concrete

Utilities: -

Features: Jetted Tub, Laminate Counters, See Remarks

Inclusions: N/A

Welcome to this charming home in mint condition, featuring stunning original hardwood floors that look as good as new. This well-maintained gem boasts an updated bathroom complete with a jetted tub, perfect for relaxing after a long day. The main floor offers two bedrooms, ideal for a small family or those looking to downsize. The basement features a spacious open room, perfect for a family room or entertainment space, along with two additional rooms that could easily be converted into bedrooms. The location is unbeatable, backing onto a school and featuring a green strip out front that leads directly to a lovely park. This home retains much of its original charm while showcasing meticulous maintenance throughout. Don't miss out on this exceptional property.