



**2210 5A Avenue N
Lethbridge, Alberta**

MLS # A2147857



\$295,000

Division:	Westminster		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,147 sq.ft.	Age:	1960 (64 yrs old)
Beds:	2	Baths:	1
Garage:	Carport, Double Garage Detached, Parking Pad		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-L(W)
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Pantry		

Inclusions: Fridge, Stove, Microwave, Dishwasher, Washer, Dryer, Wall A/C unit, Window Coverings (Blinds)

This 1147 sq-ft home offers everything you need all on one level! Located in the beautiful north side of Lethbridge, walking distance from many restaurants, as well as a landscaped park and a fitness center! Perfect for first time home buyers, a couple looking to settle down and have everything at their fingertips, and everyone in between. The double detached garage provides space for all your projects. Complete with a new roof, HE furnace, and wall A/C unit. Reach out to your favorite REALTOR ® for a viewing today!