



**1314 Waterton Road S
Lethbridge, Alberta**

MLS # A2167377



\$499,000

Division:	Redwood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,731 sq.ft.	Age:	1994 (30 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Off Street		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Stucco, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows		

Inclusions: None

Spacious Bungalow in South Lethbridge. Located in a quiet cul-de-sac, this 1,731 sq. ft. home offers 4 bedrooms, 2.5 baths, and a massive primary suite with ensuite. Features include vaulted ceilings, a main-floor office, a heated garage, a workshop area, and a large storage room. With central AC and plenty of space, this home is perfect for comfortable living!