



**432 20 Street N  
Lethbridge, Alberta**

**MLS # A2173740**



**\$260,000**

<b>Division:</b>	Westminster		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	711 sq.ft.	<b>Age:</b>	1942 (82 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Double Garage Detached, RV Access/Parking		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Lane		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Partially Finished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R-L(W)
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, Open Floorplan, Tray Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

**Inclusions:** N/A

Welcome to your Cozy Home in Westminster! This 3-bedroom, 2-bath home is filled with natural light, thanks to large windows throughout. The open concept layout makes the space feel bright and airy, perfect for both relaxing and entertaining. Not to mention the waffle ceiling really gives the space an upgraded feel. The kitchen is perfect for cooking with granite counters and a gas stove. Upstairs is completed with 2 bedrooms, and a full bathroom with a stand up shower. The basement bedroom has a walk-in closet, offering plenty of storage. Let's not forget the shower with dual shower heads! The oversized double attached garage gives you lots of extra room, and the home has been updated, including a 100amp electrical service. A great find for anyone looking for comfort and space!