



**204, 1716 Henderson Lake Boulevard S
Lethbridge, Alberta**

MLS # A2178787



\$155,000

Division:	Lakeview		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	587 sq.ft.	Age:	1970 (54 yrs old)
Beds:	1	Baths:	1
Garage:	Off Street, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Boiler	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	Membrane, Shake, Wood	Condo Fee:	\$ 356
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stone	Zoning:	R-100
Foundation:	-	Utilities:	-
Features:	Granite Counters		

Inclusions: N/A

Step into this newly renovated 1-bedroom, 1-bathroom condo located in the highly desirable Lakeview Subdivision. With fresh paint and upgraded premium vinyl plank flooring designed to offer a softer, warmer, and quieter living experience, this condo is perfect for anyone seeking an easy, low-maintenance lifestyle in a vibrant community. Nestled close to scenic parks, walking trails, and a variety of dining and entertainment options, this condo ensures convenience is always at your fingertips. From enjoying fine dining at The Keg, grabbing a quick bite at Fatburger or KFC, to indulging in treats from Swirls Ice Cream, the choices are endless. Functional 1-Bedroom Layout so cozy yet practical, perfect for relaxation or entertaining, the modern Bathroom is thoughtfully designed for a sleek, clean feel, it comes with a convenient All-in-One Laundry System for ultimate ease in day-to-day living and the best part is its prime location, steps away from nature trails, parks, and top-tier dining and entertainment options. This is your opportunity to own a beautifully updated condo in one of the city's most sought-after neighbourhoods. Whether you're searching for your first home, a downsizing solution, or a smart investment property, this condo delivers it all.