



**90 Chilcotin Road W
Lethbridge, Alberta**

MLS # A2185491



\$367,500

Division:	Indian Battle Heights		
Type:	Residential/House		
Style:	Bi-Level		
Size:	945 sq.ft.	Age:	1997 (28 yrs old)
Beds:	4	Baths:	2
Garage:	Concrete Driveway, Off Street, Parking Pad		
Lot Size:	0.02 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Lawn, Standard Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Vinyl Windows		

Inclusions: n/a

What a wonderful place to start. This adorable & practical home is located in a vibrant young neighborhood close to parks, schools, ball fields, and bike paths. Truly ideal for children K-12. Boasting 4 bedrooms, 2 bathrooms and with it being a bi-level floor plan the lower level windows flow in plenty of natural light! Secured yard, deck, lots of front parking, rear lane and best of all ... it's completely renovated for a fresh start. Come see for yourself. Call your favorite REALTOR for a viewing.