



GRASSROOTS
REALTY GROUP

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**3, 1619 Scenic Heights S
Lethbridge, Alberta**

MLS # A2197941



\$139,900

Division:	Scenic Heights		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	694 sq.ft.	Age:	1971 (54 yrs old)
Beds:	1	Baths:	1
Garage:	Off Street		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Tile, Vinyl	Sewer:	-
Roof:	Flat	Condo Fee:	\$ 439
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	R-100
Foundation:	-	Utilities:	-
Features:	Laminate Counters		

Inclusions: none

1 bedroom updated condo with INSUITE LAUNDRY! Check out this move in ready condo in prime south location- across from coulees, close to Lethbridge Polytechnic College, amenities and to top it off you have a bus stop right out front! Updates to kitchen cabinets, flooring and paint give this unit a modern look. This open concept living/dining/kitchen with bedroom and 4pc bathroom is perfect for first time buyer, student, couple, or investor. Off street parking stall with electric is included. Condo fees include: water, sewer, common area maintenance, building insurance, prof mgmt, reserve fund contributions.