



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

1218 7 Street N
Lethbridge, Alberta

MLS # A2200832



\$240,000

Division:	Staffordville		
Type:	Residential/House		
Style:	Bungalow		
Size:	972 sq.ft.	Age:	1914 (111 yrs old)
Beds:	2	Baths:	1
Garage:	None		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, City Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	res
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: rods and window covering excluding cloth curtains in the living room and bedrooms

Charming 2-bedroom home on the north side. Well-maintained with plenty of character. Features a very productive apple tree and beautiful lilac bushes. Large Laundry room. Located near coulees, parks, and a great school — perfect for first-time buyers or those looking to downsize.