

\$305,000 - 1727 16 Avenue S, Lethbridge

MLS® #A2075697

\$305,000

4 Bedroom, 2.00 Bathroom, 1,100 sqft

Residential on 0.14 Acres

Agnes Davidson, Lethbridge, Alberta

Welcome to 1727 16 Ave S, an exceptional revenue property featuring an Illegal suite offering three bedrooms on the upper level, an additional bedroom on the lower level, two bathrooms, and tasteful updates throughout. This property presents an enticing investment opportunity with the option of renting out both suites or live up and rent down. With spacious bedrooms, modern bathrooms, and close proximity to essential services, shopping centers, restaurants, and recreational facilities, this revenue property provides tenants with a comfortable and convenient living experience or makes the perfect family home. Don't miss out on the chance to acquire this property that perfectly blends desirable features with a prime location. Call your favorite Realtor today to book a showing.

Built in 1958

Essential Information

MLS® #	A2075697
Price	\$305,000
Sold Price	\$285,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,100
Acres	0.14
Year Built	1958



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	1727 16 Avenue S
Subdivision	Agnes Davidson
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 0Y9

Amenities

Parking Spaces	2
Parking	Driveway, Off Street, Single Garage Detached

Interior

Interior Features	Ceiling Fan(s), Open Floorplan
Appliances	Dishwasher, Dryer, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Standard Shaped Lot, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 25th, 2023
Date Sold	November 17th, 2023
Days on Market	84
Zoning	R-L
HOA Fees	0.00

Listing Details

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