

# \$280,000 - 1921 8a Avenue N, Lethbridge

MLS® #A2082106

## \$280,000

3 Bedroom, 2.00 Bathroom, 824 sqft  
Residential on 0.10 Acres

Westminster, Lethbridge, Alberta

Opportunity Awaits for this rare half duplex with a 24x24 double garage. Big windows, walk-out basement entrance, fully developed, newer carpets and linoleum, paint, quiet street, two (2) bedrooms upstairs and one (1) downstairs, paved alley. Close to schools. Opportunity to add this to your rental portfolio or make this your home. Call your favorite Realtor to schedule your viewing.

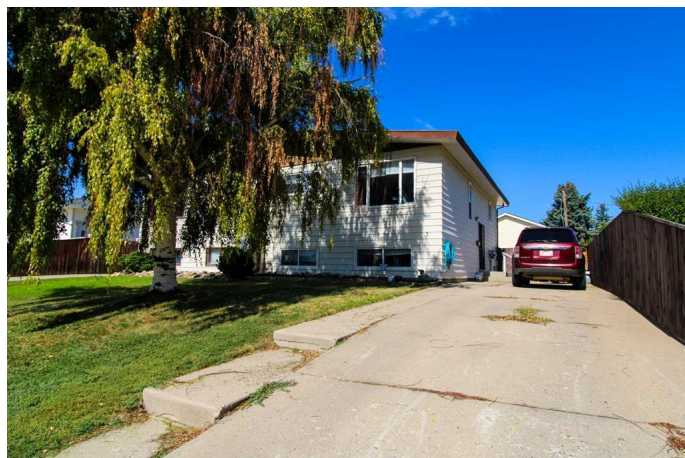
Built in 1982

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2082106               |
| Price          | \$280,000              |
| Sold Price     | \$262,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 824                    |
| Acres          | 0.10                   |
| Year Built     | 1982                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Bi-Level, Side by Side |
| Status         | Sold                   |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 1921 8a Avenue N |
| Subdivision | Westminster      |



|             |            |
|-------------|------------|
| City        | Lethbridge |
| County      | Lethbridge |
| Province    | Alberta    |
| Postal Code | T1H 1C7    |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | See Remarks                                                               |
| Appliances        | Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating           | Forced Air                                                                |
| Cooling           | None                                                                      |
| Has Basement      | Yes                                                                       |
| Basement          | Finished, Full                                                            |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Private Yard             |
| Lot Description   | Back Lane, Back Yard     |
| Roof              | Tar/Gravel               |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 20th, 2023 |
| Date Sold      | March 29th, 2024     |
| Days on Market | 191                  |
| Zoning         | R-L                  |
| HOA Fees       | 0.00                 |

### Listing Details

|                |                     |
|----------------|---------------------|
| Listing Office | Braemore Management |
|----------------|---------------------|

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