

\$424,800 - 936 13 Street S, Lethbridge

MLS® #A2083076

\$424,800

3 Bedroom, 2.00 Bathroom, 1,784 sqft

Residential on 0.10 Acres

Fleetwood, Lethbridge, Alberta

It's the 1st time on the market for "The Red Brick Home" on 13th Street South! This classic, custom designed 1 Owner residence offers formal and casual living spaces for your Family to enjoy. The main level features a Living room, a Flex room that can be used for either a Bedroom, Office, or Den, an open concept through the kitchen, dining and cozy Family room, plus a 3pc bathroom. The private upper level presents a large Primary Bedroom, 4pc Bathroom with a jetted tub, an additional Bedroom with a convenient Murphy bed, Laundry room, plus a Bonus room that could be turned into a 3rd Bedroom if required.

The lower level is also developed providing you with plenty of additional living space and storage. Interior features include hardwood and cork flooring, quality oak kitchen cabinetry, granite counter tops, pantry, moveable island, appliances, built-in China cabinet, and a cozy wood-burning fireplace with a gas line log lighter in the Family room. Exterior highlights include a fantastic upper sundeck that measures 21' x 10' and provides a nice view to the open greenspace at Fleetwood Bawden School. The lower deck is covered, has a screen enclosure, and 220 wiring. This would be a fantastic location for a hot tub. There is also a ground level patio of stamped and stained concrete as well as paving stones. A 26' x 22' detached Garage and a 39' x 14' RV space provide plenty of convenient parking. The back alley has brand new pavement too! The central southside location provides easy



access to amenities such as schools, nearby hospital, shopping, and restaurants. Contact your Realtor today and book a viewing!

Built in 1991

Essential Information

MLS® #	A2083076
Price	\$424,800
Sold Price	\$416,800
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,784
Acres	0.10
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	936 13 Street S
Subdivision	Fleetwood
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 2X2

Amenities

Parking Spaces	2
Parking	Double Garage Attached, RV Access/Parking

Interior

Interior Features	Central Vacuum, Granite Counters
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s), Window Coverings
Heating	High Efficiency
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	October 13th, 2023
Date Sold	May 16th, 2024
Days on Market	216
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage South Country - Lethbridge
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