

\$334,991 - 318 18 Street N, Lethbridge

MLS® #A2099707

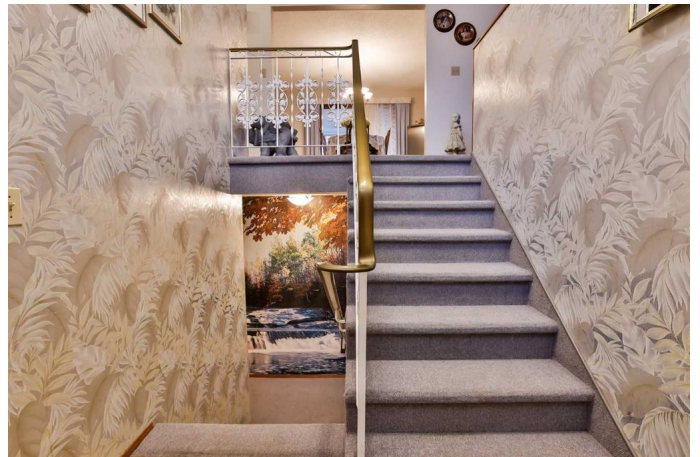
\$334,991

4 Bedroom, 2.00 Bathroom, 1,351 sqft
Residential on 0.16 Acres

Westminster, Lethbridge, Alberta

YOU have to view this very solidly built one-owner home(built by a very reputable builder for his own family), that is fully developed with 4 bedrooms (3 on the main floor) and 2 bathrooms. Potential for 6 bedrooms! This great home is full of space and ample room for rest and relaxation. It offers two spaces that can be used for offices or craft rooms perfect for inspiring productivity and creativity. The basement entry adds practicality and potential, making this home a versatile canvas for your unique needs. Gather around the wood burning fireplace for games or quiet family movie nights. There is a sunroom adjacent to the dining area, offering picturesque views of the lush backyard garden and fruit trees. The backyard also offers a concrete patio perfect for entertaining or just enjoying the sounds of nature. Not only do you have an attached GARAGE and carport with massive driveway out front but you also have a detached GARAGE/WORKSHOP too!

This home has had recent updates to the roof(garage/workshop too), furnace and water tank giving you peace of mind. One of the features we love about this home is the cold room under the sunroom with a safe hidden in the floor!! You'll love this location nestled in a fantastic neighbourhood and conveniently situated across from a green strip. Close to schools and playgrounds this perfect family home offers tranquility and room to grow. Solid construction and timeless appeal. Welcome



Home.

Built in 1978

Essential Information

MLS® #	A2099707
Price	\$334,991
Sold Price	\$332,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,351
Acres	0.16
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	318 18 Street N
Subdivision	Westminster
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 3G4

Amenities

Parking Spaces	4
Parking	Single Garage Attached

Interior

Interior Features	See Remarks
Appliances	Built-In Oven, Electric Cooktop, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Basement, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Storage
Lot Description	City Lot, Lawn, Street Lighting
Roof	Flat Torch Membrane
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	January 5th, 2024
Date Sold	March 1st, 2024
Days on Market	53
Zoning	R-L(W)
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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