

\$260,000 - 1102 44 Avenue N, Lethbridge

MLS® #A2102096

\$260,000

3 Bedroom, 2.00 Bathroom, 671 sqft

Residential on 0.05 Acres

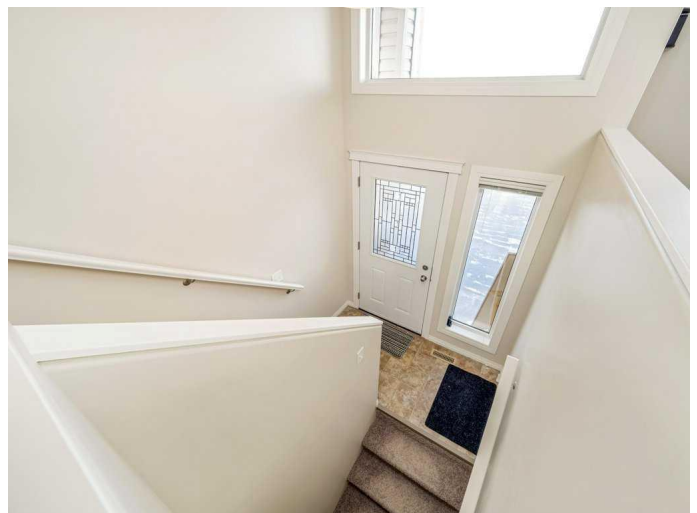
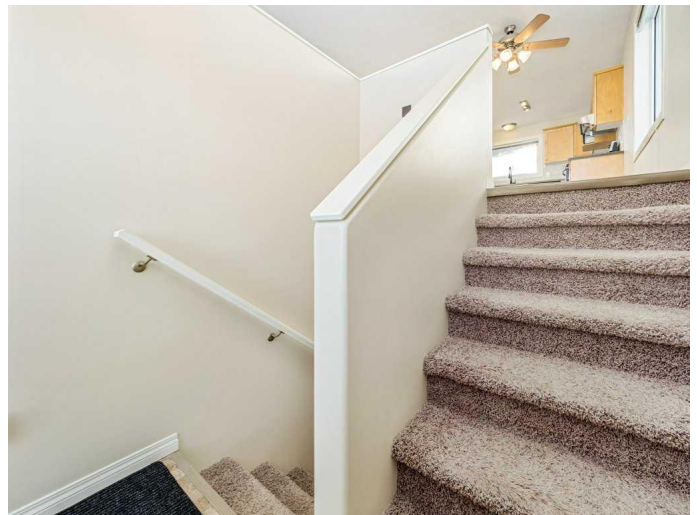
Legacy Ridge / Hardieville, Lethbridge, Alberta

Welcome to 1102 44 Ave N Lethbridge! This immaculate 3-bedroom, 1.5-bathroom half-duplex is a perfect blend of comfort and style. Recently painted, this residence is move-in ready, offering a crisp and inviting atmosphere. Enjoy the convenience of air conditioning during warm summer days. Situated on the edge of town, you'll relish the tranquility of suburban living while still being close to all amenities. This home is ideal for those seeking a balance between serenity and accessibility. Additionally, it's just a short walk from the new Legacy Park, providing you with a beautiful outdoor space to unwind and create lasting memories. Don't miss the chance to make this delightful property your own!

Built in 2008

Essential Information

MLS® #	A2102096
Price	\$260,000
Sold Price	\$245,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	671
Acres	0.05
Year Built	2008



Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Sold

Community Information

Address	1102 44 Avenue N
Subdivision	Legacy Ridge / Hardieville
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 6C3

Amenities

Parking Spaces	3
Parking	Off Street, Parking Pad

Interior

Interior Features	Closet Organizers, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Master Downstairs, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Low Maintenance Landscape, Landscaped, Views
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 17th, 2024
Date Sold	February 5th, 2024
Days on Market	19
Zoning	R-L

HOA Fees 0.00

Listing Details

Listing Office 2 PERCENT REALTY

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