

\$329,000 - 31 Laval Road W, Lethbridge

MLS® #A2135339

\$329,000

3 Bedroom, 2.00 Bathroom, 974 sqft
Residential on 0.12 Acres

Varsity Village, Lethbridge, Alberta

Imagine finding a home that ticks all the boxes for comfort, convenience, and potential. Nestled in a serene cul-de-sac, this bi-level abode offers a tranquil retreat without sacrificing accessibility. With three cozy bedrooms and the possibility to add a fourth, it's a space that grows with your needs. The air conditioning is a welcome respite from the summer heat, ensuring your home is a haven year-round. Proximity to essential amenities and the university adds a layer of convenience for daily life. The expansive yard not only promises endless family fun but also the potential to add a garage, enhancing both the utility and value of the property. The covered deck invites you to enjoy the outdoors in any weather, and some updated windows not only brighten the living spaces but also promise energy efficiency. This home isn't just a dwelling; it's a canvas for your future, affordably priced to start your story.

Built in 1977

Essential Information

MLS® #	A2135339
Price	\$329,000
Sold Price	\$330,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	974



Acres	0.12
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	31 Laval Road W
Subdivision	Varsity Village
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 4E7

Amenities

Parking Spaces	3
Parking	Off Street

Interior

Interior Features	Central Vacuum
Appliances	Central Air Conditioner, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Cul-De-Sac, Front Yard, Lawn, Landscaped, Standard Shaped Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 25th, 2024
Date Sold	June 13th, 2024
Days on Market	19
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office RE/MAX REAL ESTATE - LETHBRIDGE

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