

\$393,900 - 2006 17 Street N, Lethbridge

MLS® #A2139345

\$393,900

3 Bedroom, 3.00 Bathroom, 1,141 sqft
Residential on 0.13 Acres

Winston Churchill, Lethbridge, Alberta

Welcome to this well maintained home, perfect for family gatherings and comfortable living. The functional living and dining areas provide ample space for entertaining.

Step through the patio doors off of the dinning room to an enclosed sunroom that offers a tranquil space overlooking your back yard. The main floor features a large 4-piece bathroom and two spacious bedrooms. The master bedroom includes a walk-in closet and a 2-piece ensuite, complete with updated flooring.

The lower level is bright and inviting with large windows that let in plenty of natural light. This space is fully developed, featuring a massive family room with a brand new wood-burning fireplace and enough room for a pool table. Additionally, there is a bedroom and a 3-piece bathroom on this level.

Convenience is key with a separate back entry leading to the laundry/utility room. The home is equipped with central air conditioning and a front lawn irrigation system. Parking is plentiful with a front carport and a large heated almost 24' x 24' double garage accessible via a paved alley.

Storage is abundant, including space under the deck for off-season items and firewood, which will remain with the home.Â

Situated in a quiet, well-established neighborhood with friendly neighbors, this home is a true gem. Call your Realtor today to view this property!



Built in 1976

Essential Information

MLS® #	A2139345
Price	\$393,900
Sold Price	\$387,500
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,141
Acres	0.13
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	2006 17 Street N
Subdivision	Winston Churchill
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 4W7

Amenities

Parking Spaces	6
Parking	Carport, Double Garage Detached, Heated Garage, Insulated

Interior

Interior Features	Laminate Counters
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Garburator, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning

Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Back Yard, Landscaped, Underground Sprinklers
Roof	Tar/Gravel
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 13th, 2024
Date Sold	July 26th, 2024
Days on Market	43
Zoning	R-L
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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