# \$349,000 - 531 20 Street N, Lethbridge

MLS® #A2142615

## \$349,000

4 Bedroom, 2.00 Bathroom, 1,129 sqft Residential on 0.14 Acres

Westminster, Lethbridge, Alberta

This charming legal up/down duplex features two spacious bedrooms in both the upper and lower units, each equipped with generous kitchens, bathrooms, and bedrooms. Ideal for those looking to live comfortably while utilizing rental income to support mortgage qualifications. The property boasts a front yard for the upper unit and a backyard for the lower one, providing ample outdoor space. With seven included appliances and a prime location near elementary schools and a playground, this home is perfect for families and investors alike. Contact your favorite realtor today to schedule a viewing!



#### **Essential Information**

MLS® # A2142615 Price \$349,000 Sold Price \$345,000

Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 1,129

Acres 0.14

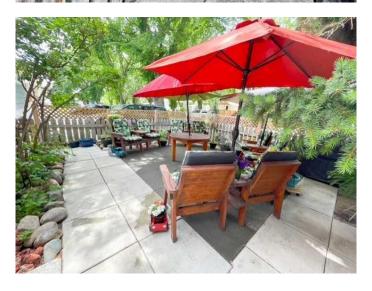
Year Built 1954

Type Residential
Sub-Type Detached
Style Bungalow

Status Sold







## **Community Information**

Address 531 20 Street N

Subdivision Westminster

City Lethbridge

County Lethbridge

Province Alberta

Postal Code T1H 3N4

#### **Amenities**

Parking Spaces 4

Parking Single Garage Detached

#### Interior

Interior Features No Smoking Home

Appliances Dishwasher, Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None

Has Basement Yes

Basement Finished, Full, Suite

#### **Exterior**

Exterior Features None

Lot Description Rectangular Lot

Roof Asphalt Shingle

Construction Stucco

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 20th, 2024

Date Sold July 9th, 2024

Days on Market 19

Zoning R-L(W)

HOA Fees 0.00

# **Listing Details**

Listing Office Maxwell Devonshire Realty

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