

\$400,000 - 417, 100 2 Avenue S, Lethbridge

MLS® #A2166493

\$400,000

2 Bedroom, 3.00 Bathroom, 1,567 sqft

Residential on 6.38 Acres

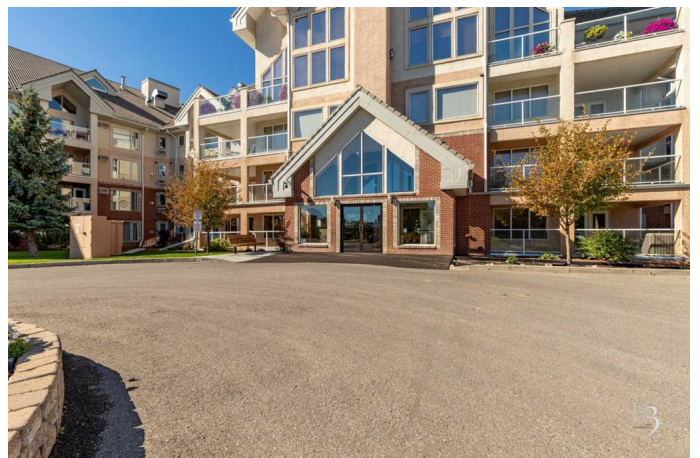
Downtown, Lethbridge, Alberta

A tremendous penthouse unit in River Ridge! River Ridge is a vibrant 55+ community that offers its residents desirable amenities, including an indoor swimming pool, hot tub, 2 saunas, exercise room, library, pool tables, community room, craft room, underground (and secure) parking, a car wash, guest suites for rent and more. With incredible views of the coulees, a spacious loft unit with 2 bedrooms, 2.5 bathrooms, sun room and in-unit laundry, there's nothing you're left wanting for. This unit is conveniently located near the elevators and when you step inside, prepare to be wowed! The living room has soaring ceilings and hosts a gas fireplace, the full kitchen has an eat-in dining area that has views of the River Bottom. There's a powder room for guests and the main floor primary bedroom has a 4 piece ensuite. Heading upstairs the loft overlooks the living area and also has it's own deck! There's an additional bedroom - great for guests or as an office/craft room and a 3 piece bathroom!

Built in 1997

Essential Information

MLS® #	A2166493
Price	\$400,000
Sold Price	\$384,500
Bedrooms	2
Bathrooms	3.00



Full Baths	2
Half Baths	1
Square Footage	1,567
Acres	6.38
Year Built	1997
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	417, 100 2 Avenue S
Subdivision	Downtown
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 0B5

Amenities

Amenities	Clubhouse, Elevator(s), Fitness Center, Garbage Chute, Guest Suite, Indoor Pool, Parking, Recreation Room, Snow Removal, Spa/Hot Tub, Storage, Visitor Parking
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Ceiling Fan(s), Storage
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Baseboard
Cooling	Wall Unit(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Courtyard
Construction	Concrete, Mixed, Stucco

Additional Information

Date Listed	October 2nd, 2024
Date Sold	October 24th, 2024
Days on Market	21
Zoning	C-D
HOA Fees	0.00

Listing Details

Listing Office Grassroots Realty Group

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