

\$549,900 - 46 Queens Road W, Lethbridge

MLS® #A2168660

\$549,900

3 Bedroom, 3.00 Bathroom, 1,200 sqft

Residential on 0.22 Acres

Varsity Village, Lethbridge, Alberta

Very unique home with loads of charm backing onto Nicholas Sheran park and lake. Home has a real feel of not even being in the city. This bungalow features a very open living room design which looks directly into the serene backyard. Also features a circular staircase up to a loft area which can be used as an office, tv or craft room. Home has 3 bedroom and 3 baths, basement is fully developed and furnace and a/c unit have been recently upgraded.. The amazing backyard is very private and well treed and also features a covered sitting area perfect for quiet dinners or entertaining. Don't miss out on this rare jewel located in the city.

Built in 1974

Essential Information

MLS® #	A2168660
Price	\$549,900
Sold Price	\$540,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,200
Acres	0.22
Year Built	1974
Type	Residential
Sub-Type	Detached



Style	Bungalow
Status	Sold

Community Information

Address	46 Queens Road W
Subdivision	Varsity Village
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 3W2

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Bookcases, High Ceilings
Appliances	Central Air Conditioner, Dishwasher, Oven, Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, No Neighbours Behind, Reverse Pie Shaped Lot, Private, Treed
Roof	Cedar Shake
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 26th, 2024
Date Sold	October 20th, 2024
Days on Market	24
Zoning	R-L

HOA Fees 0.00

Listing Details

Listing Office SUTTON GROUP - LETHBRIDGE

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.