

# \$409,900 - 1210 5a Avenue S, Lethbridge

MLS® #A2194995

**\$409,900**

2 Bedroom, 2.00 Bathroom, 1,771 sqft

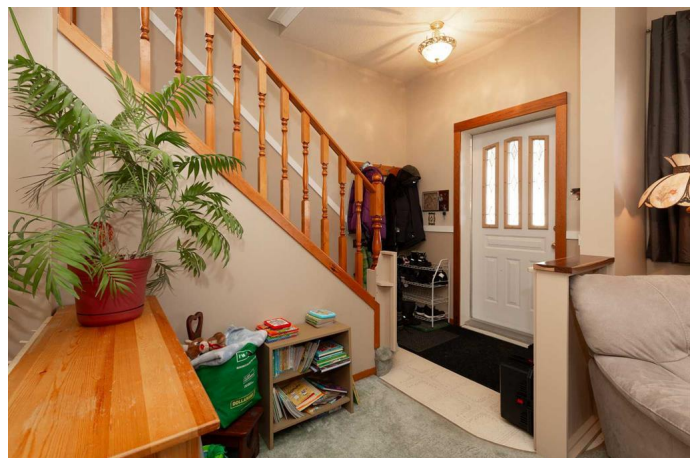
Residential on 0.11 Acres

London Road, Lethbridge, Alberta

Welcome to 1210 5A Ave S. Nestled in a well-established neighborhood in the heart of Lethbridge, this beautifully maintained 2-storey home exudes warmth and comfort. Featuring 2 bedrooms, a full bathroom, and a dedicated office space on the upper floor. The main floor welcomes you to a spacious front living room, perfect for gathering with friends and seamlessly flows into the stand-alone dining room, ideal for hosting family dinners. The kitchen showcases timeless oak cabinetry with plenty of prep and storage space.

The rear addition enhances the home's living space, offering a bright and airy family room—completed by the beautiful gas fireplace. High 9' ceilings on the main floor add to the home's sense of openness and charm. Outdoors, the fully fenced yard boasts a concrete patio, perfect for summer gatherings. The detached double garage and front parking pad ensure ample parking, while the RV parking with an electrical hookup provides added convenience. Additional features include central A/C, central vac with attachments, and plenty of storage space. This turn-of-the-century built home is situated in a prime location, close to parks, schools, and all essential amenities. Don't miss the opportunity to experience its charm—call an agent to schedule your private viewing!

Built in 1902



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2194995    |
| Price          | \$409,900   |
| Sold Price     | \$393,000   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,771       |
| Acres          | 0.11        |
| Year Built     | 1902        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Sold        |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 1210 5a Avenue S |
| Subdivision | London Road      |
| City        | Lethbridge       |
| County      | Lethbridge       |
| Province    | Alberta          |
| Postal Code | T1J 0Y2          |

## Amenities

|                |                                                                    |
|----------------|--------------------------------------------------------------------|
| Parking Spaces | 5                                                                  |
| Parking        | Double Garage Detached, Off Street, Parking Pad, RV Access/Parking |

## Interior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Interior Features | Central Vacuum, High Ceilings, No Animal Home, No Smoking Home, See Remarks, Separate Entrance, Walk-In Closet(s) |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Refrigerator, Range Hood, See Remarks, Stove(s), Washer               |
| Heating           | Forced Air                                                                                                        |
| Cooling           | Central Air                                                                                                       |
| Fireplace         | Yes                                                                                                               |
| # of Fireplaces   | 1                                                                                                                 |
| Fireplaces        | Family Room, Gas, Insert, Tile                                                                                    |
| Has Basement      | Yes                                                                                                               |
| Basement          | Partial, Unfinished                                                                                               |

**Exterior**

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Private Yard                                                                                                      |
| Lot Description   | Back Lane, Back Yard, Front Yard, Gazebo, Low Maintenance Landscape, Landscaped, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                                                                                   |
| Construction      | Stucco                                                                                                            |
| Foundation        | Poured Concrete                                                                                                   |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 15th, 2025 |
| Date Sold      | April 12th, 2025    |
| Days on Market | 56                  |
| Zoning         | R-L(L)              |
| HOA Fees       | 0.00                |

**Listing Details**

|                |                            |
|----------------|----------------------------|
| Listing Office | Lethbridge Real Estate.com |
|----------------|----------------------------|

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