

\$376,500 - 1254 7 Avenue S, Lethbridge

MLS® #A2203346

\$376,500

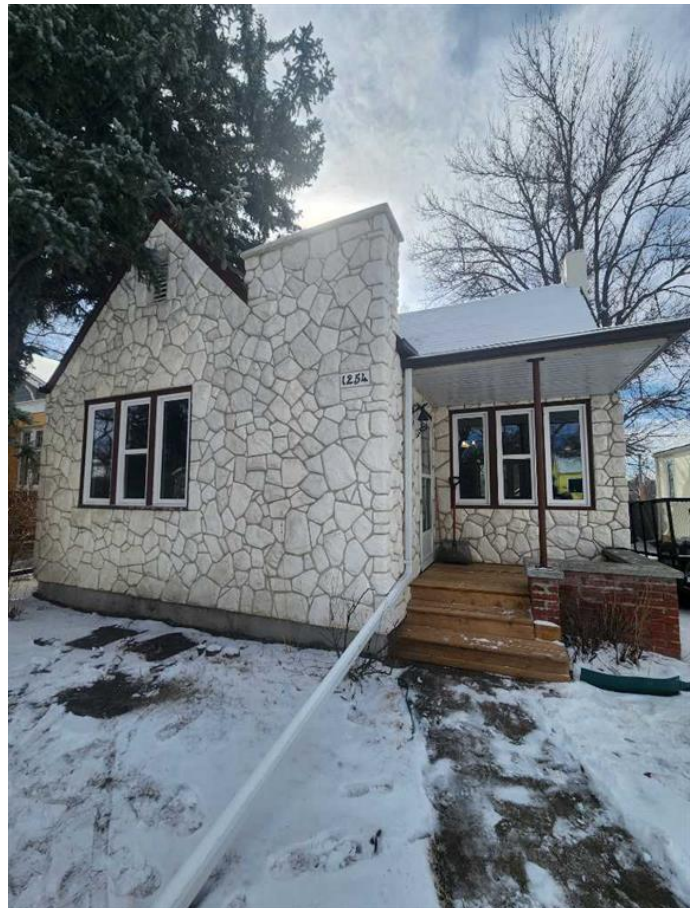
3 Bedroom, 1.00 Bathroom, 1,076 sqft
Residential on 0.17 Acres

London Road, Lethbridge, Alberta

Step into a charming slice of history, a home that's practically brimming with stories! For over a century, this delightful house was lovingly occupied by the same woman, who lived here until the ripe age of 105. Now, it's your turn to experience the magic! The current owners have worked their hearts out, breathing new life into this beauty with a thoughtful and tasteful renovation, all while keeping those original touches that make this home truly special.

You'll be greeted by the elegance of French doors, glass doorknobs that glisten like little treasures, and vintage air exchange covers that whisper tales of yesteryear. The fir and oak floors echo with character, and the original brick chimney stack still stands proudly, reminding us of the home's timeless appeal. Every inch of this place has been carefully touched up: the walls have been perfectly redone with spray foam insulation tucked between them for ultimate coziness, while the crown molding and delicate light medallions are pure magic.

The kitchen, oh the kitchen! With a sparkling diamond-patterned backsplash and dainty cabinet knobs, it exudes charm with a capital C. Fresh paint, new light fixtures, and almost entirely new windows (except for those decorative ones and in the sunroom, of course) give the space a soft, inviting glow of sunlight.



And don't forget the furnace—it's brand new too! This home has been a true labor of love, masterfully updated to keep the iconic London Road charm fully intact. Inside, you'll find two lovely bedrooms, a formal dining room, and an oversized living room that invites you to kick back and relax in style with that gorgeous feature wall with built ins & retro fireplace insert. The brand-new bathroom is just waiting for your daily routine, while the basement offers a third bedroom and a generous rec room with endless potential—add a bathroom, another bedroom, or create a cozy living space.

Don't miss out on this lovable home with a soul as warm as its history. It's waiting for you to create the next chapter in London Road!

Built in 1933

Essential Information

MLS® #	A2203346
Price	\$376,500
Sold Price	\$365,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,076
Acres	0.17
Year Built	1933
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	1254 7 Avenue S
Subdivision	London Road

City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J1K8

Amenities

Parking Spaces	3
Parking	Additional Parking, Alley Access, Front, Off Street, Parking Pad

Interior

Interior Features	Built-in Features, Chandelier, French Door, High Ceilings, No Smoking Home, Pantry, Separate Entrance, Stone Counters, Master Downstairs
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Brick Facing, Decorative, Brass
Has Basement	Yes
Basement	Full, Partially Finished, Crawl Space

Exterior

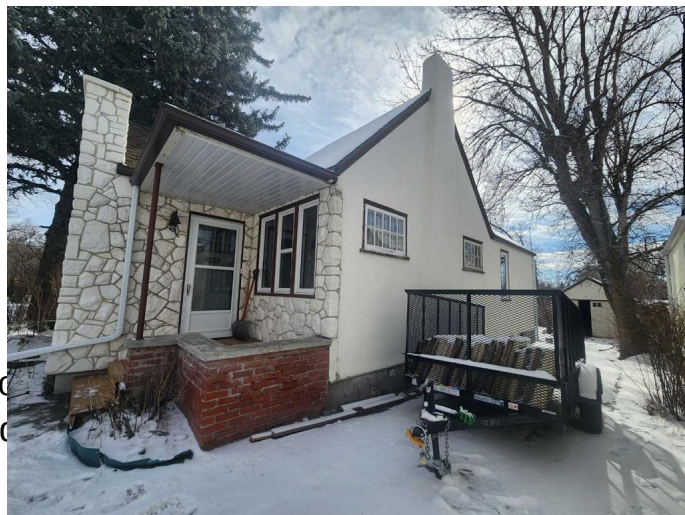
Exterior Features	Garden, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Lawn, Many Trees, Private, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Mixed, Stone, Stucco
Foundation	Poured Concrete, Block

Additional Information

Date Listed	March 19th, 2025
Date Sold	April 3rd, 2025
Days on Market	15
Zoning	R-L(L)
HOA Fees	0.00

Listing Details

Listing Office	Maxwell Devonshire Realty
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