

1912 6A Avenue N  
Lethbridge, Alberta

MLS # A2284363



**\$265,000**

**Division:** Westminster

**Type:** Residential/House

**Style:** Bungalow

**Size:** 658 sq.ft. **Age:** 1952 (74 yrs old)

**Beds:** 4 **Baths:** 2

**Garage:** Off Street

**Lot Size:** 0.10 Acre

**Lot Feat:** Back Lane, Back Yard

**Heating:** Forced Air

**Water:** -

**Floors:** Vinyl

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** Full

**LLD:** -

**Exterior:** Wood Frame

**Zoning:** R-L(W)

**Foundation:** Block

**Utilities:** -

**Features:** See Remarks

**Inclusions:** n/a

Cozy and functional 4-bedroom, 2-bath bungalow offering a smart, flexible layout with a living room and additional family room. Enjoy outdoor living with a front porch, rear deck, large yard, and a recently built storage shed. With multiple bedrooms and functional space, this home offers excellent potential as a primary residence or rental opportunity.