



Anne French
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819 8 Street S
Lethbridge, Alberta

MLS # A2286989



\$425,000

Division:	London Road		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,022 sq.ft.	Age:	1948 (78 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-L(L)
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Open Floorplan, Quartz Counters, Separate Entrance		

Inclusions: 2 Fridges, 1 dishwasher, washer and dryer, AC, 2 stoves

Located in the heart of Lethbridge - this London Road home enjoys the character and charm this community is known for. An illegally suited bungalow with double detached garage, spacious yard and walking distance to Kinsman Park, Urban Grocer and downtown, to name a few! The main floor boasts 3 bedrooms, a 4 piece bathroom, an open concept living, dining and kitchen space with upgraded cabinets and quartz counters. There is shared laundry in the basement, along with a secondary kitchen, spacious family room, bedroom and 3 piece bathroom.