



Anne French
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51 Tudor S
Lethbridge, Alberta

MLS # A2288619



\$539,000

Division:	Tudor Estates		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,565 sq.ft.	Age:	1979 (47 yrs old)
Beds:	4	Baths:	4
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Lawn, No Back Lane		

Heating: Forced Air, Natural Gas

Floors: Carpet, Tile

Roof: Asphalt Shingle

Basement: Full

Exterior: Stone, Wood Siding

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-L

Utilities: -

Inclusions: none

Welcome to this 2,500 sq. ft. Tudor Estates home, offering the perfect blend of space, comfort, and location. Situated on a mature, tree-lined street close to the college, this 4-bedroom, 4-bathroom, fully finished home is ideal for a growing family. You'll appreciate the excellent street appeal, mature landscaping, and functional layout designed for everyday living and entertaining. The spacious kitchen features granite counters and includes all appliances. Skylights provide natural light, while central air conditioning ensures year-round comfort. A built-in vacuum system adds convenience. The lower level is fully developed and offers direct walk-out access to the attached double garage. Step outside to enjoy the rear deck — perfect for relaxing or hosting gatherings. With a city assessment of over \$600,000, this home is priced for a quick sale at \$539,000 — an outstanding opportunity in one of the city's most desirable neighbourhoods.