



Anne French
Your REALTOR®
Love where you live.

403-894-9537
anne@locknkeyrealty.ca

715 17 Street S
Lethbridge, Alberta

MLS # A2310969



\$400,000

Division:	Victoria Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	882 sq.ft.	Age:	1945 (81 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Double Garage Detached, Off Street, Single Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Garden, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Storage		

Inclusions: Fridge, stove, dishwasher, washer(AS/IS), dryer, garage door opener + remote, shovels, rakes

This renovated bungalow is a literal dream - from a garden that hosts the plants of Waterton, 2 garages and all while being centrally located. There's pristine hardwood floors, newer windows, roof, carpet, paint and the list keeps going on. Meticulously cared for over the years and the pride of ownership is evident everywhere you look! There's a HUGE reinforced deck, spacious family room, 4 piece bathroom with tons of natural light, storage space and so much more. This is a true "start the car" home!