

**1418 25 Avenue N
Lethbridge, Alberta**

MLS # A2339231



\$579,900

Division:	Winston Churchill		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,046 sq.ft.	Age:	1974 (52 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Parking Pad		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board, Concrete, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Walk-In Closet(s)		

Inclusions: N/A

Move-in ready perfection! This fully renovated North side bungalow has been meticulously rebuilt from the studs up. Located on a quiet well cared for street away from heavy traffic, this home has everything you need to move in. Featuring a redesigned open-concept main floor, gorgeous custom kitchen, main-floor laundry, and a private master suite with a walk-in closet and ensuite. Downstairs boasts three additional large bedrooms, a full bath, and a second laundry area. Outside, enjoy brand-new Hardie board siding, fresh landscaping, a new front concrete pad, and a double garage. Everything has been done for you—just unpack and enjoy! Book your private showing today!