

**40, 1601 23 Street N
Lethbridge, Alberta**

MLS # A2341871



\$249,500

Division:	Park Meadows		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,000 sq.ft.	Age:	1975 (51 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street, Stall		
Lot Size:	-		
Lot Feat:	Dog Run Fenced In, Private		

Heating:	Central, Forced Air, Natural Gas	Water:	Public
Floors:	Laminate, Linoleum	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 345
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco, Vinyl Siding	Zoning:	R-50
Foundation:	Perimeter Wall	Utilities:	Cable, Electricity Connected, Garbage Collection, Sewer
Features:	High Ceilings, No Smoking Home		

Inclusions:	NA
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very well taken care of condo, clean ready for a new family or an investor. 3 bedrooms and 1 bathroom