

# \$385,000 - 1824 6 Avenue N, Lethbridge

MLS® #A2234628

## \$385,000

3 Bedroom, 2.00 Bathroom, 732 sqft

Residential on 0.14 Acres

Westminster, Lethbridge, Alberta

This legally suited bungalow offers an array of possibilities! Add to your revenue portfolio, or consider living upstairs and renting downstairs to ease the mortgage payments. Updated and quaint, the main floor features a good sized primary bedroom, a secondary bedroom, full kitchen appliances, as well as its own laundry facilities. The basement suite is accessed from the backyard, and is ideal for anyone needing the convenience of a living space with separate amenities. The triple heated garage round out the list of wonderful characteristics of this property. Call your REALTOR® today for a showing.

Built in 1949

## Essential Information

MLS® #	A2234628
Price	\$385,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	732
Acres	0.14
Year Built	1949
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information



Address	1824 6 Avenue N
Subdivision	Westminster
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 0T5

### Amenities

Parking Spaces	4
Parking	Off Street, Triple Garage Detached
# of Garages	3

### Interior

Interior Features	See Remarks
Appliances	Refrigerator, Stove(s), Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Suite

### Exterior

Exterior Features	Other
Lot Description	Back Lane, Front Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 25th, 2025
Days on Market	14
Zoning	R-L (W)

### Listing Details

Listing Office	Century 21 Foothills South Real Estate
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