

# \$325,000 - 1041 Great Lakes Road S, Lethbridge

MLS® #A2246569

**\$325,000**

4 Bedroom, 2.00 Bathroom, 1,070 sqft

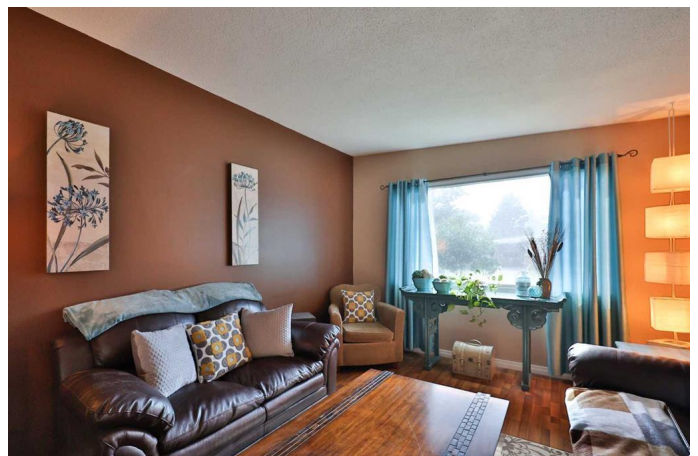
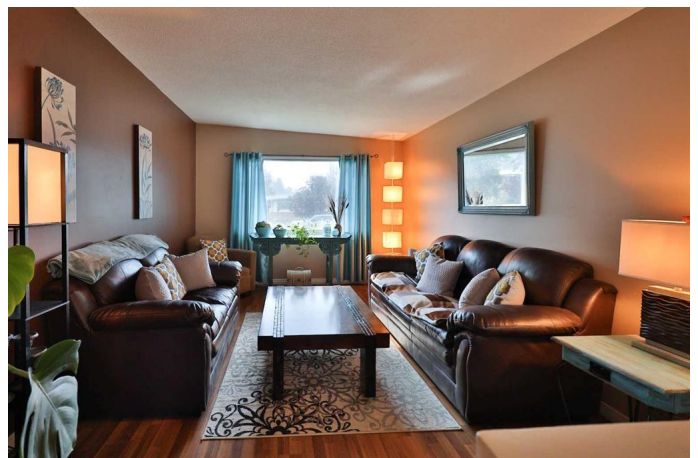
Residential on 0.12 Acres

Lakeview, Lethbridge, Alberta

Welcome to this beautifully maintained bungalow nestled in the heart of the desirable Lakeview neighborhood! Offering 4 bedrooms plus a den and 2 full bathrooms, this home provides ample space for families, first-time buyers, or those looking to downsize without compromising on comfort or functionality. You'll love the character and warmth throughout, with the home in great condition inside and out. The main floor boasts a bright, inviting living area, spacious kitchen, and cozy bedrooms, while the non-approved basement suite offers excellent potential as a mortgage helper, rental suite, or space for extended family.

Step outside to a quaint backyard with back alley accessâ€”perfect for enjoying summer evenings or entertaining guests. A single detached garage adds convenience and extra storage space. Located just minutes from Henderson Lake and Golf Course, this property sits in one of Lethbridgeâ€™s most beloved communities. Enjoy being close to all the best Southside amenitiesâ€”including shopping, grocery stores, restaurants, doctors, dentists, and more! Whether you're looking for a fantastic investment property, a starter home, or a manageable bungalow to downsize into, this Lakeview gem has it all. Donâ€™t miss out on this amazing opportunityâ€”book your showing today! Call your REALTOR® and come check it out!

Built in 1972



## Essential Information

MLS® #	A2246569
Price	\$325,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,070
Acres	0.12
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	1041 Great Lakes Road S
Subdivision	Lakeview
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 3N7

## Amenities

Parking Spaces	4
Parking	Single Garage Detached
# of Garages	1

## Interior

Interior Features	Built-in Features, Storage
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s)
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Storage
Lot Description	Standard Shaped Lot

Roof	Tar/Gravel
Construction	Stucco
Foundation	Poured Concrete

**Additional Information**

Date Listed	August 7th, 2025
Zoning	RES

**Listing Details**

Listing Office	Grassroots Realty Group
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.