

# \$324,900 - 1909 8 A Avenue N, Lethbridge

MLS® #A2248374

## \$324,900

2 Bedroom, 2.00 Bathroom, 773 sqft

Residential on 0.12 Acres

Westminster, Lethbridge, Alberta

Come on home to this charming 773 sq ft, 2-bedroom, 1.5-bath bungalow with room to grow! This well-maintained gem features central air conditioning, upgraded windows and doors, and a spacious deck perfect for relaxing or entertaining. Located in a quiet neighborhood near schools, parks, and shopping, it's™ ideal for first-time buyers, investors, or those looking to downsize. The layout offers potential for additional bedrooms, and the massive 3-car garage is a must-see for anyone needing extra space. A fantastic opportunity in a prime location.

Built in 1956

## Essential Information

MLS® #	A2248374
Price	\$324,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	773
Acres	0.12
Year Built	1956
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	1909 8 A Avenue N
Subdivision	Westminster
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 1C7

## Amenities

Parking Spaces	3
Parking	Triple Garage Detached
# of Garages	3

## Interior

Interior Features	Vinyl Windows
Appliances	Other
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	August 18th, 2025
Zoning	R-L(W)

## Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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