# \$399,000 - 817 7 Street N, Lethbridge

MLS® #A2216350

# \$399,000

4 Bedroom, 2.00 Bathroom, 916 sqft Residential on 0.13 Acres

Senator Buchanan, Lethbridge, Alberta

Charming and well maintained 916 sq ft bungalow on the North side featuring 4 bedrooms ,2 baths and a new wood burning fireplace in the basement. This move-in ready home offers comfortable living with thoughtful up dates and a pride of ownership throughout. The spacious yard is beautifully landscaped, perfect for relaxing or entertaining and includes a single detached garage for added convenience. Two of the bedrooms are in the basement and have windows that may or may not meet egress. Located close to schools a park and all the amenities you need. Ideal for first time buyers or down sizers looking for a turnkey property. This one is definitely worth a look!

Built in 1968

#### **Essential Information**

MLS® # A2216350
Price \$399,000
Bedrooms 4

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Bathrooms 2.00

Full Baths 1

Half Baths 1

Acres

Square Footage 916

Year Built 1968

Type Residential

0.13

Sub-Type Detached





Style Bungalow

Status Active

# **Community Information**

Address 817 7 Street N

Subdivision Senator Buchanan

City Lethbridge County Lethbridge

Province Alberta
Postal Code T1H1Y6

## **Amenities**

Parking Spaces 1

Parking Garage Faces Rear, On Street, Alley Access, Single Garage Detached

# of Garages 1

## Interior

Interior Features Ceiling Fan(s), Storage, Vinyl Windows

Appliances Dishwasher, Electric Range, Freezer, Microwave, Refrigerator,

Washer/Dryer

Heating Fireplace(s), Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Basement, Wood Burning

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Fire Pit, Garden, Private Yard, Misting System

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Treed, Underground

**Sprinklers** 

Roof Membrane

Construction Brick, Stucco

Foundation Poured Concrete

## **Additional Information**

Date Listed May 2nd, 2025

Days on Market 5

Zoning (R-L)

# **Listing Details**

Listing Office Royal Lepage South Country - I



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