

# \$275,000 - 220 16 Street N, Lethbridge

MLS® #A2213263

## \$275,000

3 Bedroom, 2.00 Bathroom, 836 sqft

Residential on 0.14 Acres

Westminster, Lethbridge, Alberta

Very cute FULLY DEVELOPED bungalow with lots of major improvements over the past years including shingles(2023), furnace, hot water tank, Kitchen cabinets, some plumbing and electrical, central air(2024). Great family home or revenue property with 2 bedrooms up and Large bedroom down plus 2 bathrooms. Enjoy the enclosed front porch for extra light and storage. The fenced back yard is great for your family with large play area and mature trees, and a garden space to grow some fresh vegetables, RV Parking. This Character home built in 1909 still has some interesting features that remain from this early time period: Two large windows at the front of the house feature iron weights in the walls to offset the weight of the window, attached with a rope. Original chimney still remains in the centre of the house and can be viewed in the storage closet by the hot water tank, high ceilings in upstairs bedrooms. Convenience of shopping, amenities, transit access located close by. Price includes kitchen appliances, washer/dryer, and Central Air.

Built in 1909

## Essential Information

MLS® #	A2213263
Price	\$275,000
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	836
Acres	0.14
Year Built	1909
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	220 16 Street N
Subdivision	Westminster
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H2Z7

### Amenities

Parking Spaces	2
Parking	Parking Pad, RV Access/Parking, Single Garage Detached
# of Garages	1

### Interior

Interior Features	Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Electric Oven, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	See Remarks

### Additional Information

Date Listed	April 19th, 2025
Days on Market	11
Zoning	RL(W)P

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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