

# \$425,000 - 318 26 Street S, Lethbridge

MLS® #A2232521

## \$425,000

5 Bedroom, 2.00 Bathroom, 1,222 sqft

Residential on 0.14 Acres

Glendale, Lethbridge, Alberta

Endless potential in this family home in desirable Glendale! Located on a quiet, tree-lined street near Henderson Lake and zoned for desirable General Stewart School, this upgraded home offers 3 bedrooms up, an open-concept main floor with a spacious kitchen island, and a side entrance leading to your finished basement. With 2 more bedrooms, a large family room, laundry, pool table, and a 3-piece bath, your innovation can make the basement an easy option to suite for revenue. In the large back yard youâ€™ll find your detached, 25.5 X 11.2 garage that has been converted into a finished, insulated space â€“ perfect for a home office, studio, business, or guest space. Thereâ€™s still room to build another garage and maintain your private backyard with patio, alley access, and plenty of lawn to relax or entertain! Welcome home!

Built in 1953

## Essential Information

MLS® #	A2232521
Price	\$425,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,222
Acres	0.14
Year Built	1953



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	318 26 Street S
Subdivision	Glendale
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 3P9

### Amenities

Parking Spaces	1
Parking	See Remarks, Converted Garage
# of Garages	1

### Interior

Interior Features	Closet Organizers, Kitchen Island, Laminate Counters, Open Floorplan, Separate Entrance, Storage
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Storage
Lot Description	Back Lane, Few Trees, Landscaped, Standard Shaped Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

### Additional Information

Date Listed	June 19th, 2025
Days on Market	9
Zoning	R-L

**Listing Details**

Listing Office                      Grassroots Realty Group

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