## \$330,000 - 1318 18 Avenue S, Lethbridge

MLS® #A2213429

## \$330,000

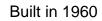
4 Bedroom, 2.00 Bathroom, 954 sqft Residential on 0.16 Acres

Agnes Davidson, Lethbridge, Alberta

South side gem! This well maintained home is located in a mature family neighborhood and is steps away from the sugar bowl and quick access to wherever you need to go! There are 3 bedrooms on the main floor, 1 more in the basement and 2 kitchens! 1 on the main floor and another in the basement giving you the opportunity to use it as a summer kitchen or maybe even a mother-in-law suite. The basement has tons of space including a family room, storage room and even a cold storage/canning room. Updated furnace and A/C. The large lot has a spacious private backyard that is perfect for someone who needs room for the dogs and kids to run around and even has a private garden area that is waiting for your special touch







## **Essential Information**

MLS® #	A2213429
Price	\$330,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	954
Acres	0.16
Year Built	1960
Туре	Residential
Sub-Type	Detached



Style	Bungalow	
Status	Active	
Community Information		
Address Subdivision City County Province Postal Code	1318 18 Avenue S Agnes Davidson Lethbridge Alberta T1K 1B7	
Amenities		
Parking Spaces Parking	1 Garage Faces Front, Off Street, Oversized, Parking Pad, Concrete Driveway, Single Garage Detached	
# of Garages	1	
Interior		
Interior Features Appliances Heating Cooling Has Basement Basement	Laminate Counters, See Remarks, Separate Entrance Central Air Conditioner, Electric Range, Range Hood, Refrigerator Forced Air, Natural Gas Central Air Yes Finished, Full	
Exterior		
Exterior Features Lot Description Roof Construction Foundation	Other Back Lane, Back Yard, Garden Asphalt Shingle Stucco Poured Concrete	
Additional Information		
Date Listed Days on Market Zoning	April 23rd, 2025 10 R-L	
Listing Details		
Listing Office	Onyx Realty Ltd.	

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