

3, 121 Silkstone Road W  
Lethbridge, Alberta

MLS # A2159752



## \$219,900

<b>Division:</b>	Copperwood		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Low-Rise(1-4)		
<b>Size:</b>	889 sq.ft.	<b>Age:</b>	2007 (17 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Asphalt, Assigned, Guest, Parking Lot, Paved, Plug-In, See Remarks, Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 268
<b>Basement:</b>	Crawl Space, Partial	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Wood Frame	<b>Zoning:</b>	R-75
<b>Foundation:</b>	See Remarks	<b>Utilities:</b>	-
<b>Features:</b>	Open Floorplan		

**Inclusions:** Fridge, Stove, Dishwasher, Hoodfan, Washer/Dryer, Window Coverings, A/C Unit

2 Bedroom 2 Bathroom condo! Located in Copperwood this ground floor, corner unit promotes your maintenance free lifestyle nicely. Featuring a private entrance, open design, raised kitchen eating bar, in-suite laundry, full ensuite bath, central air-conditioning, and a natural gas supply for your patio BBQ. How about the closets in each bedroom? There is actually quite a bit of storage space here too when you consider the exterior storage room and bonus crawl space beneath the unit. 1 parking stall is assigned. Legacy at Copperwood is a professionally managed association that is in great shape. Totalling 88 residential units, it appeals to all ages, and pets are allowed with approval. Unit is separately metered for all utilities, has its own furnace and HW tank. Square footage is "paint to paint". Ask your preferred real estate agent for more info including photos of interior.