

2606 23 Avenue S
Lethbridge, Alberta

MLS # A2167154



\$241,000

Division:	Agnes Davidson		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,026 sq.ft.	Age:	1968 (56 yrs old)
Beds:	2	Baths:	1
Garage:	Off Street, Parking Pad, Single Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Interior Lot, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: none - sold as is where is

Southside 1960's bungalow is desirable location close to Lethbridge Community College, Enmax Center and most major southside amenities. House has been updated with some newer PVC windows but is otherwise largely original and in need of substantial repair. Detached garage in back with paved lane access.