

**140 20 Street N
Lethbridge, Alberta**

MLS # A2283671



\$275,000

Division:	Westminster		
Type:	Residential/House		
Style:	Bungalow		
Size:	819 sq.ft.	Age:	1930 (96 yrs old)
Beds:	2	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-L(W)
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: NA

Immediate possession available. This home has been thoughtfully renovated and is move-in ready, with the major updates already completed. Offering 2 bedrooms and a full 4-piece bathroom, the layout features an open and inviting living and dining area that feels both functional and comfortable. Improvements include a roof (approximately 5 years old), newer furnace and hot water tank, updated windows, new flooring throughout, and an updated kitchen and bathroom. The property offers a backyard space to enjoy, along with a detached double garage—ideal for parking, storage, or projects. A great opportunity to own a well-cared-for home where the work is done and you can simply move in and enjoy.