

\$395,000 - 1034 11 Street, Lethbridge

MLS® #A2233206

\$395,000

3 Bedroom, 3.00 Bathroom, 841 sqft

Residential on 0.17 Acres

Fleetwood, Lethbridge, Alberta

Calling all first time homebuyers and investors! Welcome to this beautifully RENOVATED bungalow in the heart of the south side of the city. Fantastic central location and great revenue property. This illegally suited walk out bungalow features 2 bedrooms and 1 full bath on the main floor. Its newly painted, with new flooring in the kitchen and bathroom, new carpets in the bedrooms, new vanity, a new front door, and a gorgeous sunroom off the master bedroom as well as a private sundeck. Downstairs you'll find a spacious and stylish 1 bedroom suite, beautifully updated, including flooring, kitchen and paint, a great open concept floorplan and private entrance. Also on the lower level is the shared laundry, easily accessible from both suites. The backyard features a large and private backyard, with huge trees and lots of privacy, as well as a double detached garage. This home is a fantastic purchase because it smells good, its clean and it doesn't need anything. Its updated and turn key ready. Don't delay booking a viewing of this bright and charming property with your favorite REALTOR® today!

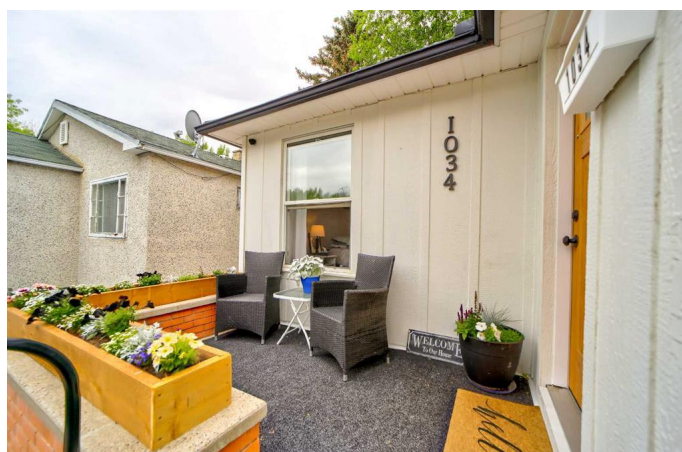
Built in 1949

Essential Information

MLS® # A2233206

Price \$395,000

Bedrooms 3



| | |
|----------------|-------------|
| Bathrooms | 3.00 |
| Full Baths | 1 |
| Half Baths | 2 |
| Square Footage | 841 |
| Acres | 0.17 |
| Year Built | 1949 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 1034 11 Street |
| Subdivision | Fleetwood |
| City | Lethbridge |
| County | Lethbridge |
| Province | Alberta |
| Postal Code | T1k 1P5 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 6 |
| Parking | Double Garage Detached, Off Street, Parking Pad |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | No Smoking Home, Separate Entrance, Vinyl Windows |
| Appliances | Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full, Suite, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Fire Pit, Private Entrance |
| Lot Description | Back Lane, Back Yard, Landscaped, Level |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 22nd, 2025 |
| Days on Market | 7 |
| Zoning | R-L |

Listing Details

| | |
|----------------|------------------|
| Listing Office | Onyx Realty Ltd. |
|----------------|------------------|

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