

# \$322,900 - 605 21 Street N, Lethbridge

MLS® #A2228677

**\$322,900**

4 Bedroom, 1.00 Bathroom, 1,187 sqft

Residential on 0.15 Acres

Westminster, Lethbridge, Alberta

Opportunity knocksâ€”priced under \$325,000! This spacious bungalow in a mature northside neighbourhood offers great value, located on a huge lot with only one direct neighbour. Conveniently close to schools, parks, shopping, and with easy access throughout Lethbridge, itâ€™s a solid option in a desirable location.

The main floor features 3 bedrooms, a large living room with a picture window, and a functional kitchen with backyard access.

Downstairs includes a 4th bedroom (window does not meet egress), a framed-in area for a potential 5th bedroom, a roughed-in second bathroom, and plenty of additional space ready for future development.

The home also includes a separate side entrance, a carport, and ample room for a future garageâ€”buyers are encouraged to confirm options with the City of Lethbridge.

If you're looking for space, flexibility, and the opportunity to add value, this home is worth a look.

Built in 1960

## Essential Information

MLS® #                      A2228677

Price                        \$322,900



Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	1,187
Acres	0.15
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	605 21 Street N
Subdivision	Westminster
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 3R4

### Amenities

Parking Spaces	2
Parking	Carport, Off Street, Parking Pad

### Interior

Interior Features	Storage
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished, Unfinished

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Other, Wood Frame
Foundation	Wood

### Additional Information

Date Listed	June 6th, 2025
Days on Market	14
Zoning	R-L(W)

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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