

# \$289,900 - 206, 20 3 Street S, Lethbridge

MLS® #A2212080

## \$289,900

2 Bedroom, 2.00 Bathroom, 1,009 sqft

Residential on 3.50 Acres

Downtown, Lethbridge, Alberta

Welcome to Grandview Village â€” Where Comfort Meets Convenience!

This adult-only living is just steps from Park Place Mall. This is it. Grandview Village is a quiet, well-maintained condo community perfect for those wanting a maintenance-free lifestyle.

This spacious 2-bedroom, 2-bathroom unit (4pcs main & 3pcs ensuite) checks all the boxes. Enjoy the convenience of in-suite laundry and relax on your own covered deckâ€”perfect for morning coffee or evening wind-downs.

Condo fees cover nearly everythingâ€”heat, electricity, maintenance, and reserve fund contributions. Youâ€™ll also appreciate the on-site property manager and secure underground parking.

Plus, the building features guest suites, amazing social spaces, including a billiards room, library, craft room, woodworking shop, outdoor BBQ / picnic & horse shoe pits, there's even a car wash bay.

If you're ready for easy, adult living in a prime locationâ€”this oneâ€™s for you!

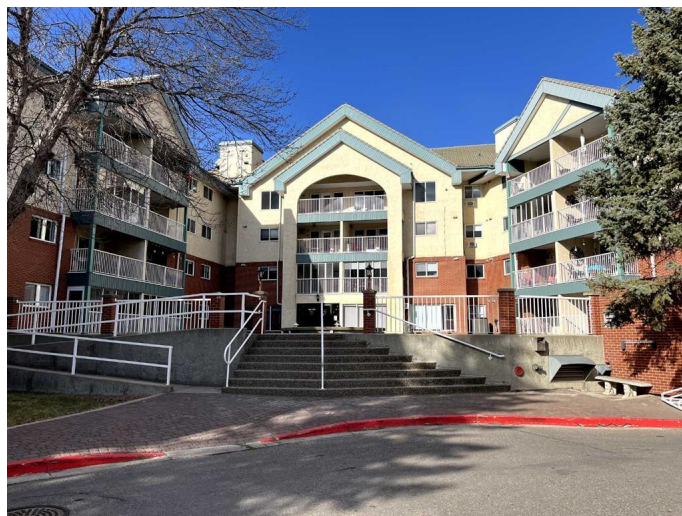
Built in 1993

## Essential Information

MLS® # A2212080

Price \$289,900

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	1,009
Acres	3.50
Year Built	1993
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	206, 20 3 Street S
Subdivision	Downtown
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 4P1

### **Amenities**

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Recreation Facilities, Recreation Room, Secured Parking, Storage, Visitor Parking, Guest Suite
Parking Spaces	1
Parking	Parkade
# of Garages	1

### **Interior**

Interior Features	Central Vacuum, No Smoking Home, See Remarks, Vinyl Windows
Appliances	Dishwasher, Electric Range, Refrigerator, Washer/Dryer
Heating	Baseboard, Boiler
Cooling	Wall Unit(s)
# of Stories	4

### **Exterior**

Exterior Features	Balcony, Courtyard
Construction	Mixed

### **Additional Information**

Date Listed	April 17th, 2025
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Days on Market	14
Zoning	DC

**Listing Details**

Listing Office	Lethbridge Real Estate.com
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