

# \$399,000 - 817 7 Street N, Lethbridge

MLS® #A2216350

**\$399,000**

4 Bedroom, 2.00 Bathroom, 916 sqft  
Residential on 0.13 Acres

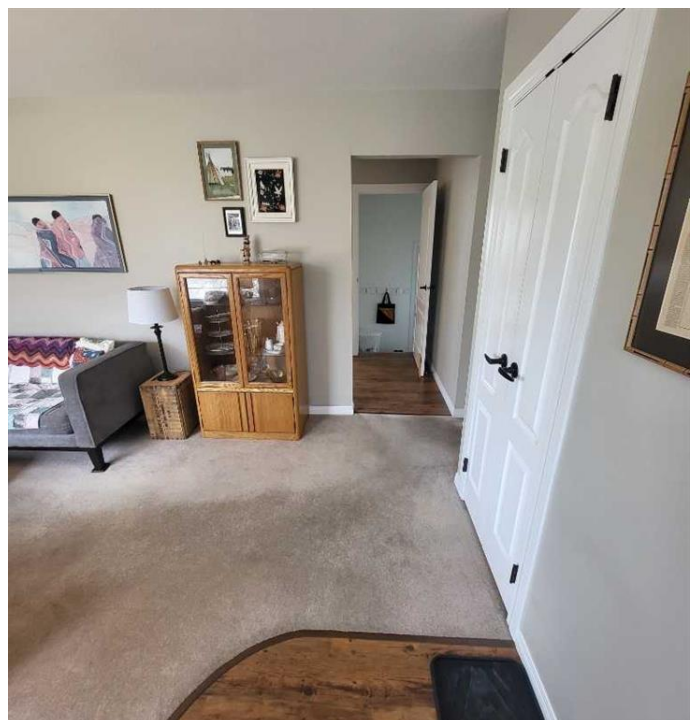
Senator Buchanan, Lethbridge, Alberta

Charming and well maintained 916 sq ft bungalow on the North side featuring 4 bedrooms ,2 baths and a new wood burning fireplace in the basement. This move-in ready home offers comfortable living with thoughtful up dates and a pride of ownership throughout. The spacious yard is beautifully landscaped, perfect for relaxing or entertaining and includes a single detached garage for added convenience. Two of the bedrooms are in the basement and have windows that may or may not meet egress. Located close to schools a park and all the amenities you need. Ideal for first time buyers or down sizers looking for a turnkey property. This one is definitely worth a look!

Built in 1968

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2216350    |
| Price          | \$399,000   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 916         |
| Acres          | 0.13        |
| Year Built     | 1968        |
| Type           | Residential |
| Sub-Type       | Detached    |



Style Bungalow  
Status Active

### Community Information

Address 817 7 Street N  
Subdivision Senator Buchanan  
City Lethbridge  
County Lethbridge  
Province Alberta  
Postal Code T1H1Y6

### Amenities

Parking Spaces 1  
Parking Alley Access, Garage Faces Rear, On Street, Single Garage Detached  
# of Garages 1

### Interior

Interior Features Ceiling Fan(s), Storage, Vinyl Windows  
Appliances Dishwasher, Electric Range, Freezer, Microwave, Refrigerator, Washer/Dryer  
Heating Fireplace(s), Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Basement, Wood Burning  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Fire Pit, Garden, Private Yard, Misting System  
Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Treed, Underground Sprinklers  
Roof Membrane  
Construction Brick, Stucco  
Foundation Poured Concrete

### Additional Information

Date Listed May 2nd, 2025  
Days on Market 6

Zoning (R-L)

## **Listing Details**

Listing Office Royal LePage South Country - Lethbridge

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