

# \$399,900 - 615 19 Street N, Lethbridge

MLS® #A2248220

**\$399,900**

3 Bedroom, 3.00 Bathroom, 1,098 sqft

Residential on 0.09 Acres

Westminster, Lethbridge, Alberta

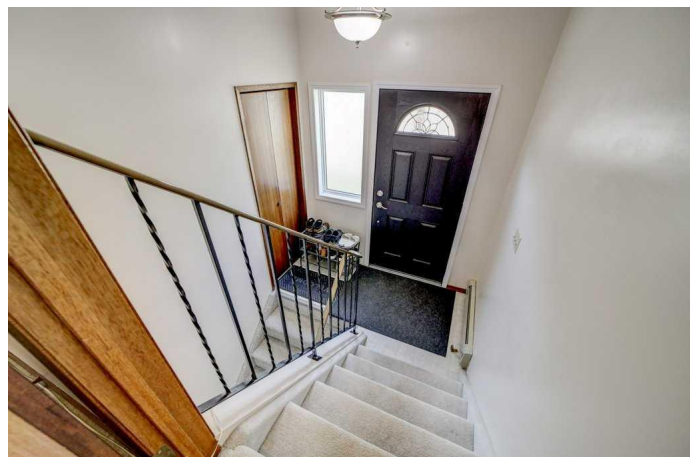
This versatile home offers a fantastic layout that is perfect for both families and investors. It's an ideal choice for those looking to live upstairs while renting out the basement. The upstairs features two bedrooms, making it perfect for a family or accommodating guests. You'll find one full bath and one half bath, conveniently designed for everyday use. The bright open floor plan between the living area and the kitchen makes it perfect for young families or entertaining. A cozy wood-burning fireplace adds warmth and charm to the living space, creating an inviting atmosphere.

Venturing down to the basement, you'll discover a separate kitchen that is fully functional, ready for tenants or family use. The basement also includes a comfortable bedroom, bathroom and living space, making it an ideal rental suite or additional living area for children.

This property is not just a home; it's a great investment opportunity! Whether you choose to rent out the basement or accommodate extended family, the possibilities are endless. Don't miss out on this unique chance to own a multi-functional property!

Built in 1984

## Essential Information



MLS® #	A2248220
Price	\$399,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,098
Acres	0.09
Year Built	1984
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	615 19 Street N
Subdivision	Westminster
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 5V8

### Amenities

Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### **Additional Information**

Date Listed	August 21st, 2025
Zoning	R-L(W)

### **Listing Details**

Listing Office	RE/MAX FIRST
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