# \$375,000 - 1802 11 Avenue N, Lethbridge

MLS® #A2238150

# \$375,000

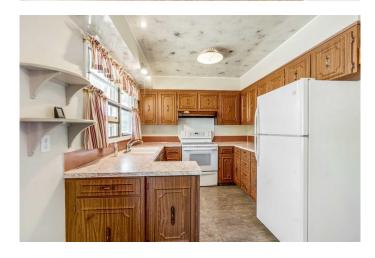
4 Bedroom, 2.00 Bathroom, 1,087 sqft Residential on 0.16 Acres

Winston Churchill, Lethbridge, Alberta

WINSTON CHURCHILL NEIGHBOURHOOD. Original character and timeless charm, with hardwood floors, 3 bedrooms on main floor, fully developed basement with great possibilities, this bungalow offers the perfect space for a family or the opportunity to develop into separate suite with it's own entrance. Offering 2 full bathrooms, wet bar in basement family room, the living room and family room of this home has the perfect layout. Exterior has a CAR PORT, ATTACHED GARAGE, LARGE YARD FOR GARDEN with mature raspberry bushes, OR EXTRA PARKING. This home has great bones for someone looking to add their personal touch or redevelopment . Situated in a quiet, well established neighbourhood WALKING DISTANCE to NORD-BRIDGE SENIORS CENTER, 3 LEVELS OF SCHOOLS, GALBRAITH ELEMENTARY, WILSON MIDDLE SCHOOL, WINSTON CHURCHILL HIGH. On a 6817 sq. ft. corner lot close to other amenities like PARKS, WALKING TRAILS & PUBLIC TRANSIT. Don't wait on this potential family home or INVESTMENT PROPERTY corner lot for development and hot water boiler, for ZONE HEATING.







Built in 1959

### **Essential Information**

MLS® # A2238150 Price \$375,000 Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 1,087

Acres 0.16

Year Built 1959

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

# **Community Information**

Address 1802 11 Avenue N

Subdivision Winston Churchill

City Lethbridge

County Lethbridge

Province Alberta

Postal Code T1H 1N2

# **Amenities**

Parking Spaces 4

Parking Single Garage Attached, Attached Carport

# of Garages 1

#### Interior

Interior Features Built-in Features

Appliances Electric Stove, Range Hood, Refrigerator, Washer/Dryer

Heating Boiler, Hot Water

Cooling None

Has Basement Yes

Basement Finished, Full

# **Exterior**

Exterior Features Garden

Lot Description Back Yard, Corner Lot

Roof Asphalt Shingle

Construction Wood Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed July 12th, 2025

Days on Market 38
Zoning R-L

# **Listing Details**

Listing Office SUTTON GROUP - LETHBRIDGE

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