

# \$414,900 - 1926 23 Avenue N, Lethbridge

MLS® #A2204584

**\$414,900**

5 Bedroom, 2.00 Bathroom, 1,071 sqft  
Residential on 0.13 Acres

Winston Churchill, Lethbridge, Alberta

Welcome to this spacious 5-bedroom bi-level home located in Winston Churchill! Perfectly situated on a quiet, family-friendly street, this home offers a fantastic blend of comfort, style, and space for everyone. Step inside to discover a bright and inviting layout with large new windows that fill the home with natural light. The open-concept living and dining areas are perfect for family gatherings and entertaining guests. The kitchen is well-appointed with ample cabinetry, making it a dream for anyone who loves to cook and entertain. With 5 generously sized bedrooms, this home offers plenty of room for a growing family or guests. Outside, you'll love the large backyard that provides plenty of space for outdoor activities, gardening, or simply relaxing in the fresh air. The double detached garage offers secure parking and additional storage space, making it a practical feature of this already fantastic property. Located on a great street, this home is close to parks, schools, shopping, and all the amenities Lethbridge has to offer, making it the perfect place to call home. Whether you're looking for a family home with room to grow or a place to settle down, this house on the Northside is sure to check all your boxes.

Built in 1976

## Essential Information

MLS® #

A2204584



Price	\$414,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,071
Acres	0.13
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	1926 23 Avenue N
Subdivision	Winston Churchill
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 4S8

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Laminate Counters, Open Floorplan
Appliances	Gas Range, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony
Lot Description	Back Lane, Landscaped
Roof	Flat Torch Membrane
Construction	Stucco, Wood Siding
Foundation	Poured Concrete

## **Additional Information**

Date Listed	March 21st, 2025
Days on Market	15
Zoning	R-L

## **Listing Details**

Listing Office            RE/MAX REAL ESTATE - LETHBRIDGE

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