



GRASSROOTS
REALTY GROUP

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3, 213 Lettice Perry Road N
Lethbridge, Alberta

MLS # A2299713

\$339,900



Division:	Legacy Ridge / Hardieville		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	723 sq.ft.	Age:	2013 (13 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.24 Acre		
Lot Feat:	Back Yard, Paved		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 238
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-37
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions:	Window coverings
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Beautiful fully developed bi-level condo featuring 3 bedrooms and 2 full bathrooms. Enjoy the ease of maintenance-free living in this well-designed home. Perfect for entertaining, the spacious open-concept living room and kitchen are highlighted by a stunning vaulted ceiling, creating a bright and airy feel. Located in a quiet neighborhood, you'll love being close to schools, parks, and a wide range of shopping and amenities. Additional features include central air conditioning to keep you cool in the summer and a built-in central vacuum system for added convenience. Don't miss out—call your favorite Realtor today to book your showing!