



GRASSROOTS
REALTY GROUP

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227 Lynx Road N
Lethbridge, Alberta

MLS # A2322156



\$350,000

Division:	Uplands		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,130 sq.ft.	Age:	2012 (14 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Off Street		
Lot Size:	0.04 Acre		
Lot Feat:	Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	U-I
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan		

Inclusions: Refrigerator, Diswasher, Microwave, stove, washer/dryer

Rare opportunity to own a townhouse with NO CONDO FEES! Your dream townhouse in Uplands Northside! Located in a desirable neighborhood, this affordable gem offers 4 spacious bedrooms and 3.5 bathrooms. Enjoy open-concept living with a seamless flow between the living, dining, and kitchen areas. Upstairs, the master bedroom boasts a 3-piece ensuite, plus two additional bedrooms and a 4-piece bathroom. The basement features a cozy 1-bedroom suite, a versatile den/office, laundry facilities, and ample storage space. Enjoy the convenience of off-street parking via the back alley. Perfectly situated near the beautiful 73-acre Legacy Park, Walmart, and top-rated schools. Don't miss out on this fantastic opportunity!