



GRASSROOTS
REALTY GROUP

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50, 49 Keystone Terrace W
Lethbridge, Alberta

MLS # A2326646



\$259,900

Division:	Copperwood		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	947 sq.ft.	Age:	2010 (16 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Assigned, Off Street		
Lot Size:	0.00 Acre		
Lot Feat:	Other		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 302
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-75
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Stone Counters, Walk-In Closet(s)		

Inclusions: Dishwasher, Fridge, OTR Microwave, Stove, Central A/C, Washer/Dryer, Window Coverings, Light Fixtures.

Welcome to this 2-bedroom end-unit condo in Copperwood Villas, located in one of Lethbridge's most popular west side neighbourhoods. You'll be close to shopping, restaurants, grocery stores, parks, schools, the YMCA, and other everyday amenities, with the University of Lethbridge just minutes away, making this a great option for students, first-time home buyers, or investors. Copperwood Villas offers both upper and lower-level condos, and this upper end unit provides added privacy with no neighbours above and only one shared wall. The property also includes two assigned off-street parking stalls. Inside, you'll find a functional main floor layout that connects the living spaces. The practical U-shaped kitchen features beautiful cabinetry that carries throughout the home, plenty of counter space, a breakfast nook, and a dining area with access to your private covered patio and exterior storage room. Within the past three years, the unit has been updated with new paint and new carpets. Upstairs, you'll find two good-sized bedrooms, one of which features a walk-in closet. A shared 4-piece bathroom and the convenience of in-unit laundry complete the upper level. Whether you're looking for your first home, an investment property, or a low-maintenance home in a convenient west side location, this Copperwood condo is worth taking a look at. Call your favorite REALTOR® today to book a viewing.