



GRASSROOTS
REALTY GROUP

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27 Laval Boulevard W
Lethbridge, Alberta

MLS # A2327123



\$325,000

Division:	Varsity Village		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	921 sq.ft.	Age:	1977 (49 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: Fridge, stove, dishwasher, hood fan, washer, dryer, sheds x 2

Here's a cozy half-duplex, only 1 block from Nicholas Sheran! Fully finished with a spacious yard for summer activities, this 3 bed, 2 bath bungalow offers a well sized living room, eat-in kitchen, storage space and easy access to amenities.