

# \$134,900 - 3, 1327 Scenic Drive S, Lethbridge

MLS® #A2202250

**\$134,900**

2 Bedroom, 1.00 Bathroom, 694 sqft

Residential on 0.26 Acres

Scenic Heights, Lethbridge, Alberta

Welcome to your new home! This delightful 2-bedroom unit perfectly combines comfort and convenience, making it ideal for modern living and access to Lethbridge's best amenities. Upon entering, you'll find a large living area and kitchen designed for relaxation and entertaining, with an open layout that provides ample room for furniture arrangement and gatherings. The unit includes a 4-piece bathroom and the luxury of in-unit laundry, making daily routines easier. With your own furnace, you can adjust the temperature to create a cozy environment year-round. A dedicated storage unit (approximately 4'x5') across the hall ensures your belongings stay organized, while the unit itself offers plenty of space for a clutter-free living experience. The property features one assigned parking spot and is ideally located for commuters, with easy access to major routes and public transit to Lethbridge Polytechnic and the University of Lethbridge. Nature lovers will appreciate nearby walking and biking trails, while major shopping centers are just minutes away, simplifying errands and leisure activities. Don't miss this incredible opportunity to live in a well-appointed unit in a prime south side location. Please note furnace was replaced approx 3 years ago :) Contact your favorite REALTOR® to schedule a viewing today!

Built in 1969

## Essential Information



MLS® #	A2202250
Price	\$134,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	694
Acres	0.26
Year Built	1969
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	3, 1327 Scenic Drive S
Subdivision	Scenic Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 1M3

### Amenities

Amenities	Parking, Laundry
Parking Spaces	1
Parking	Assigned, Off Street, Parking Lot

### Interior

Interior Features	Open Floorplan, Pantry, See Remarks, Storage
Appliances	See Remarks
Heating	Forced Air
Cooling	None
# of Stories	3

### Exterior

Exterior Features	None
Construction	Brick, Concrete

### Additional Information

Date Listed	March 14th, 2025
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Days on Market	55
Zoning	R-100

## **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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