

# \$342,900 - 2, 418 Highlands Boulevard W, Lethbridge

MLS® #A2189246

**\$342,900**

2 Bedroom, 3.00 Bathroom, 1,061 sqft

Residential on 0.22 Acres

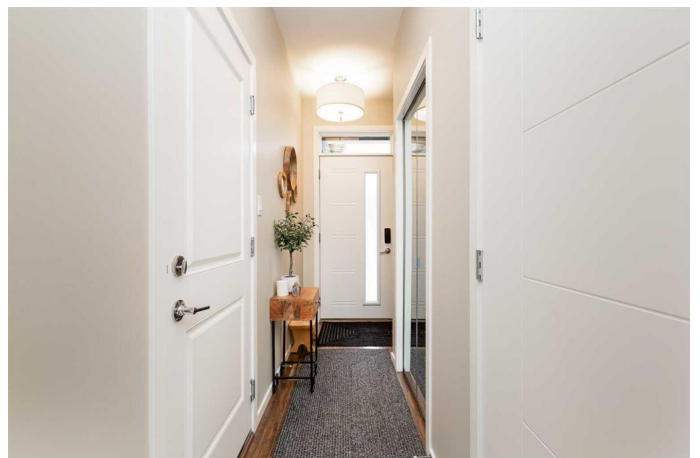
West Highlands, Lethbridge, Alberta

Looking for a SKYE Condo? This property is very gently lived in, and comes with window coverings, AC, and ALL appliances! The main floor features high ceilings, a kitchen with a large island that opens up to the living room and dining room and a half bath. You also have access to the attached single garage. The main floor also features large windows on the back of the house that lets in a ton of natural light. Upstairs you will find two master bedrooms, each with a walk-in closet and a full bathroom. The basement is undeveloped, and could easily accommodate an additional bedroom and bathroom. Ready for a quick possession, it is also located RIGHT at the front of the complex. This makes parking for your guests SO much easier. Within easy walking distance to west side amenities, including two grocery stores, you will enjoy the convenience offered by this modern condo. Call a REALTOR Â® now to get in right away!

Built in 2013

## Essential Information

MLS® #	A2189246
Price	\$342,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,061



Acres	0.22
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	2, 418 Highlands Boulevard W
Subdivision	West Highlands
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 5K5

### **Amenities**

Amenities	Other
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Breakfast Bar, Walk-In Closet(s)
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Private Entrance
Lot Description	Backs on to Park/Green Space, Lake
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 26th, 2025
Days on Market	71

Zoning

R-75

## **Listing Details**

Listing Office

Lethbridge Real Estate.com

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.