

# \$800,000 - 1922 15 Street S, Lethbridge

MLS® #A2203723

**\$800,000**

4 Bedroom, 3.00 Bathroom, 1,722 sqft

Residential on 0.23 Acres

Park Royal/Chinook Heights, Lethbridge, Alberta

First time on the market! Nestled in the exclusive subdivision of PARK ROYAL, this stunning bungalow offers a functional blend of space, quality, and privacy. Still owned by the original family who built this home and several others in the area, this home sits on a prime interior corner lot with beautiful landscaping and a backyard oasis—complete with a built-in outdoor kitchen and gas torches. Inside, you'll find 4 spacious bedrooms (2 up, 2 down), plus a dedicated office, making it ideal for families or those who work from home. The primary suite boasts its own private ensuite, while an additional full bathroom on each floor ensures convenience for everyone. The heart of the home is the upgraded kitchen, featuring beautiful countertops, ample storage in upgraded cabinetry, and a built-in double wall oven. Thoughtful upgrades include a newer roof, furnace, and vinyl windows throughout most of the home. With an attached double garage and an unbeatable location in this sought-after neighbourhood, this home is a rare find. Don't miss your chance to own a piece of this exclusive community!

Built in 1968

## Essential Information

MLS® #                   A2203723

Price                     \$800,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,722
Acres	0.23
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	1922 15 Street S
Subdivision	Park Royal/Chinook Heights
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K1W8

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Bar, Central Vacuum, Jetted Tub, Kitchen Island
Appliances	Built-In Refrigerator, Central Air Conditioner, Dishwasher, Double Oven, Electric Cooktop, Microwave, Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Built-in Barbecue, Private Yard
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Lot Description	Back Yard, Corner Lot, Landscaped, Underground Sprinklers, Yard Lights
Roof	Asphalt Shingle
Construction	Brick, Concrete
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 27th, 2025
Days on Market	4
Zoning	R-RL

### **Listing Details**

Listing Office          Royal LePage South Country - Lethbridge

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