

\$325,000 - 2105 13 Street N, Lethbridge

MLS® #A2226446

\$325,000

2 Bedroom, 3.00 Bathroom, 1,114 sqft
Residential on 0.10 Acres

Winston Churchill, Lethbridge, Alberta

This beautifully updated home features 2+2 bedrooms, 2.5 bathrooms, and a spacious double car garage, all backing onto a serene, expansive park. Enjoy the privacy and tranquility of a fully fenced backyard oasis, enhanced with mature, newly trimmed trees and a solid privacy fence—perfect for relaxing or entertaining.

The main floor offers an open-concept layout with a stunning new custom kitchen (2025) featuring a pantry, island, and garburator. The adjacent dining area and living room provide a welcoming space for gatherings, while a convenient 2-piece bathroom completes the main level.

Upstairs boasts a massive primary bedroom, a second cozy bedroom, and a fully renovated 4-piece bathroom. The finished basement includes two versatile bonus rooms (potential bedrooms), a 3-piece bathroom, laundry area, and ample storage.

Recent 2025 upgrades include:

Custom kitchen with pantry and garburator

New furnace and ductwork

New hot water tank

Updated electrical system



All-new drywall and flooring throughout

Additional highlights:

Oversized double garage

Quiet alley access

Backs directly onto a large greenspace

This move-in-ready home offers the perfect blend of comfort, style, and functionality—all in a peaceful, park-adjacent setting.

Built in 1976

Essential Information

MLS® #	A2226446
Price	\$325,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,114
Acres	0.10
Year Built	1976
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	2105 13 Street N
Subdivision	Winston Churchill
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1H 2V4

Amenities

Parking Spaces 6
Parking Double Garage Detached
of Garages 2

Interior

Interior Features Granite Counters, Open Floor Plan
Appliances Dishwasher, Refrigerator, Washer, Dryer
Heating High Efficiency, Forced Air
Cooling None
Has Basement Yes
Basement Finished, Full



Exterior

Exterior Features Private Entrance, Private Yard
Lot Description Back Lane, Back Yard, Backs on to Park/Green Space, Low Maintenance Landscape, No Neighbours Behind, Private
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame, Concrete
Foundation Poured Concrete

Additional Information

Date Listed June 1st, 2025
Days on Market 23
Zoning R-L

Listing Details

Listing Office Century 21 Foothills South Real Estate

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