

# \$419,900 - 713 18 Street S, Lethbridge

MLS® #A2246007

**\$419,900**

4 Bedroom, 2.00 Bathroom, 915 sqft

Residential on 0.14 Acres

Victoria Park, Lethbridge, Alberta

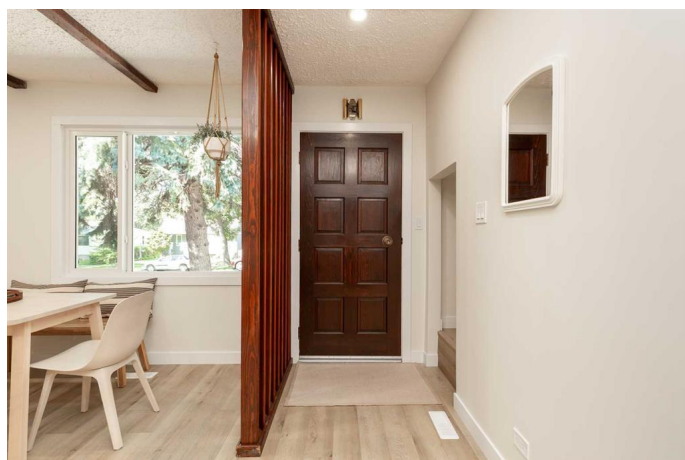
Welcome to 713 18 Street South – a beautifully updated home just steps from the hospital, tucked into a mature and highly sought-after neighbourhood of Victoria Park. This 4-bedroom, 2-bathroom gem blends modern renovations with timeless mid-century design. Inside, you’ll find a completely refreshed interior featuring a brand new kitchen, updated bathrooms, stylish new flooring, fresh paint, trim, carpet, and updated windows throughout. The main floor hosts three spacious bedrooms, including a primary suite with its own Romeo and Juliet balcony – a rare and charming touch. Downstairs, a cozy family room awaits with a wood-burning fireplace, dry bar, and an additional bedroom perfect for guests or a home office. Step outside to a backyard built for relaxing and entertaining, complete with a covered gazebo, a sweet courtyard space, and room to stretch out. With a single detached garage, parking for four vehicles plus an RV, this property is as practical as it is stylish. Whether you're looking for a turn-key home close to key amenities or a place filled with personality and function – this one is worth a closer look

Built in 1949

## Essential Information

MLS® #                      A2246007

Price                         \$419,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	915
Acres	0.14
Year Built	1949
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	713 18 Street S
Subdivision	Victoria Park
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 3G2

### **Amenities**

Parking Spaces	4
Parking	Parking Pad, Single Garage Detached, RV Access/Parking
# of Garages	1

### **Interior**

Interior Features	Built-in Features, Central Vacuum, No Animal Home, Quartz Counters, See Remarks, Separate Entrance, Vinyl Windows, Walk-In Closet(s), Bar, Bookcases
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Other, Private Entrance, Private Yard, Storage, Courtyard
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Lot Description	Back Lane, Back Yard, Few Trees, Gazebo, Landscaped, See Remarks
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 5th, 2025
Days on Market	4
Zoning	R-L

### **Listing Details**

Listing Office	Lethbridge Real Estate.com
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