

**426 Leaside Avenue S**  
**Lethbridge, Alberta**

**MLS # A2201603**



**\$370,000**

<b>Division:</b>	Glendale		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	1,789 sq.ft.	<b>Age:</b>	1981 (44 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Concrete Driveway, Single Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, City Lot, Front Yard, Interior Lot, Irregular Lot, Landsc		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Concrete, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt/Gravel, Cedar Shake	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Composite Siding, Wood Siding	<b>Zoning:</b>	RES
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Central Vacuum, Laminate Counters, No Smoking Home, Storage, Wood Windows		

**Inclusions:** N/A

This house doesn't look like much from the outside but once you're inside it's a whole new dimension of family living and space to do so! This 4 level split has much to offer and again the room that is there for family of 5 or 6 is incredible! Spacious family room on the third floor for those movie nights or pool room nights! For a smaller lot this 4level was the key too making use the limited space. Even has a backyard to make however you want to! Call your favourite realtor today and book your very own private viewing!