

# \$499,900 - 186 Fairmont Boulevard S, Lethbridge

MLS® #A2199460

**\$499,900**

4 Bedroom, 3.00 Bathroom, 1,150 sqft

Residential on 0.12 Acres

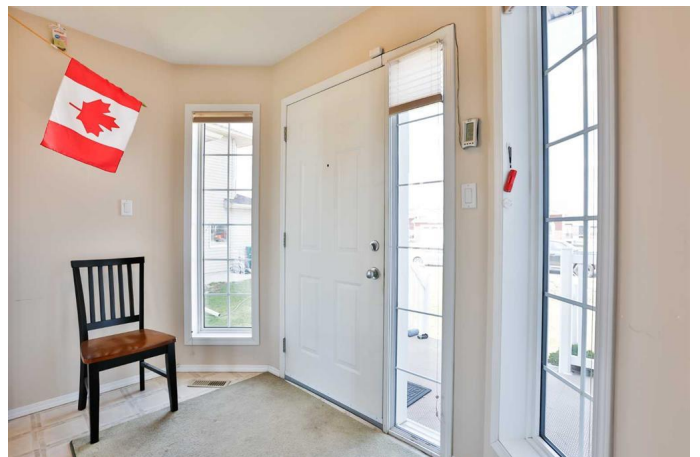
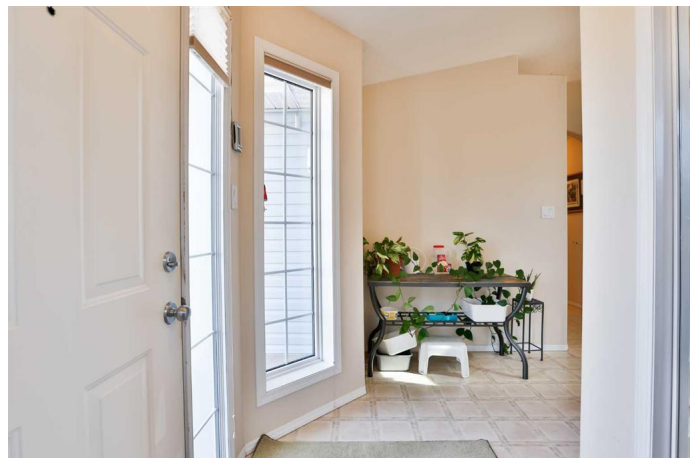
Fairmont, Lethbridge, Alberta

SOUTHSIDE BUNGALOW, AND A SUITE!!!!  
ONE OWNER HOME...CENTRALLY  
LOCATED SPACIOUS AND BRIGHT 4  
BEDROOM FAMILY HOME OR A  
MORTGAGE HELPER. THE MAIN FLOOR  
HAS AN INVITING OPEN FLOOR PLAN , 2  
BEDROOMS , AND 2 FULL BATHROOMS  
WITH MAIN FLOOR LAUNDRY. ENTRY FOR  
THE NON CONFORMING BASEMENT SUITE  
IS THROUGH THE GARAGE , WITH 2  
BEDROOMS ,FULL BATHROOM, AND A  
KITCHEN. FEATURES INCLUDE CENTRAL  
AIR CONDITIONING, A GAS FIREPLACE,  
WELL TREED YARD AND A 21 X 28 FT  
DOUBLE GARAGE. DYNAMITE LOCATION  
WITH ALL AMENITIES NEAR BY.

Built in 2002

## Essential Information

MLS® #	A2199460
Price	\$499,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,150
Acres	0.12
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bungalow



Status	Active
--------	--------

### Community Information

Address	186 Fairmont Boulevard S
Subdivision	Fairmont
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7R4

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Off Street
# of Garages	2

### Interior

Interior Features	Open Floorplan, Skylight(s), Separate Entrance
Appliances	Other
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Suite

### Exterior

Exterior Features	Other
Lot Description	Back Yard, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 25th, 2025
Days on Market	25
Zoning	R-L

### Listing Details

Listing Office

RE/MAX REAL ESTATE - LETHBRIDGE

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. 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.