

# \$169,000 - 308, 405 Columbia Boulevard W, Lethbridge

MLS® #A2230920

**\$169,000**

2 Bedroom, 1.00 Bathroom, 820 sqft

Residential on 3.45 Acres

Varsity Village, Lethbridge, Alberta

Great option for students or to add to your portfolio! Westridge Manor is Ideally located on the West side. This is a 2 bedroom condo with laundry right in the suite! There is a Galley style kitchen with dishwasher and a nice sized dining area. The living room is spacious and there's a private deck to enjoy. Parking is included and it's close to public transit. It's a nice neighbourhood close to Nicholas Sheran park and there's shopping and restaurants on the way to the University which is within easy walking distance. Affordable living in a professionally managed condo!

Built in 1983

## Essential Information

MLS® #	A2230920
Price	\$169,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	820
Acres	3.45
Year Built	1983
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information



Address	308, 405 Columbia Boulevard W
Subdivision	Varsity Village
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K5R4

### **Amenities**

Amenities	None
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Hot Water
Cooling	None
# of Stories	3

### **Exterior**

Exterior Features	Balcony
Construction	Wood Frame

### **Additional Information**

Date Listed	June 13th, 2025
Days on Market	3
Zoning	R-75

### **Listing Details**

Listing Office	Real Estate Centre - Lethbridge
----------------	---------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.