

\$399,900 - 2927 46 Street S, Lethbridge

MLS® #A2258590

\$399,900

3 Bedroom, 3.00 Bathroom, 1,249 sqft

Residential on 0.06 Acres

Discovery, Lethbridge, Alberta

This half duplex is in "like new" condition. 3 bedrooms up. A great open floor plan on the main level. Fully fenced with a nice deck off the back along with a parking pad in the back (ready for garage development if wanted!). The basement is ready for your design and needs. All of this right by the school, close to HWY 4 and all the shopping.

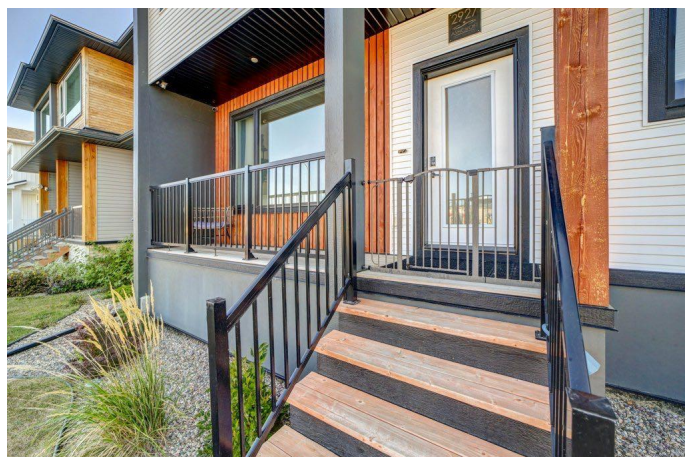
Built in 2022

Essential Information

MLS® #	A2258590
Price	\$399,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,249
Acres	0.06
Year Built	2022
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	2927 46 Street S
Subdivision	Discovery
City	Lethbridge



County	Lethbridge
Province	Alberta
Postal Code	t1k8j8

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	No Smoking Home, Open Floorplan, Sump Pump(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Balcony, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Other, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 18th, 2025
Days on Market	4
Zoning	R

Listing Details

Listing Office	RE/MAX FIRST
----------------	--------------

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.