

# \$450,000 - 429 Normandy Road S, Lethbridge

MLS® #A2250038

## \$450,000

2 Bedroom, 2.00 Bathroom, 1,011 sqft

Residential on 0.17 Acres

Glendale, Lethbridge, Alberta

Welcome to 429 Normandy Road South. This charming bungalow sits in one of the city's most sought-after neighborhoods, offering the perfect blend of comfort and convenience.

Step inside to an open-concept kitchen, dining, and living room filled with natural light – an ideal space for entertaining or relaxing with family. The main floor features 2 bedrooms and a functional layout that feels warm and inviting.

Downstairs, the basement provides endless possibilities – create a family rec room, bedroom, guest suite, or home gym to suit your lifestyle. There is already a bathroom downstairs

Outside, you'll find a large lot with plenty of room to enjoy, plus a heated 24' x 21' garage that's perfect for vehicles, hobbies, or extra storage. There is a large concrete pad in the backyard, perfect for parking your RV or Trailer, or build a second garage!

Located close to schools, parks, and green spaces, this home offers both convenience and community in a beautiful setting.

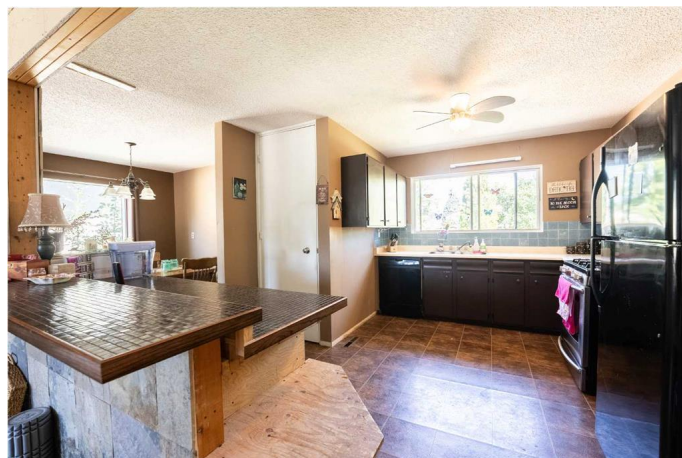
Don't miss the opportunity to make this bungalow your own!

Built in 1972

## Essential Information

MLS® #                   A2250038

Price                     \$450,000



|                |             |
|----------------|-------------|
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,011       |
| Acres          | 0.17        |
| Year Built     | 1972        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 429 Normandy Road S |
| Subdivision | Glendale            |
| City        | Lethbridge          |
| County      | Lethbridge          |
| Province    | Alberta             |
| Postal Code | T1J 3X9             |

### Amenities

|                |   |
|----------------|---|
| Parking Spaces | 6   |
| Parking        | Double Garage Attached, Drive Through, Driveway, Off Street |
| # of Garages   | 2   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Separate Entrance  |
| Appliances        | Central Air Conditioner, Dishwasher, Gas Stove, Range Hood, Refrigerator |
| Heating           | Forced Air   |
| Cooling           | Central Air  |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard   |
| Lot Description   | Back Lane, Back Yard, Fruit Trees/Shrub(s), Landscaped, Private, Street Lighting |
| Roof              | Asphalt Shingle  |
| Construction      | Stucco   |

|                               |                      |
|-------------------------------|----------------------|
| Foundation                    | Poured Concrete      |
| <b>Additional Information</b> |                      |
| Date Listed                   | August 22nd, 2025    |
| Zoning                        | R-L                  |
| <b>Listing Details</b>        |                      |
| Listing Office                | eXp Realty of Canada |



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