

# \$399,900 - 804 6 Street S, Lethbridge

MLS® #A2257872

**\$399,900**

3 Bedroom, 3.00 Bathroom, 1,739 sqft

Residential on 0.23 Acres

London Road, Lethbridge, Alberta

Reserve your unit in this brand-new 6-plex project by Greener Homes, located in the established London Road community. This development offers the convenience of condo living in a mature neighborhood, close to downtown, shopping, schools, bus stops, and with easy access to major roadways and coulees walking paths.

Each unit is designed with three bedrooms and two and a half bathrooms, providing space and functionality for a variety of lifestyles. The main floor includes open living and dining areas alongside a practical kitchen layout, while the bedrooms and full bathrooms are located on a separate floor for privacy.

With maintenance-free exteriors, modern construction standards, and the benefit of a walkable setting, these homes are a rare opportunity to combine new construction with an established community.

Pre-sales are now open for this project. Contact your Realtor today to learn more about availability, floorplans, and upgrade options.

Built in 2025

## Essential Information

MLS® #                   A2257872

Price                     \$399,900



|                |               |
|----------------|---------------|
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,739         |
| Acres          | 0.23          |
| Year Built     | 2025          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 804 6 Street S |
| Subdivision | London Road    |
| City        | Lethbridge     |
| County      | Lethbridge     |
| Province    | Alberta        |
| Postal Code | T1J2E8         |

### Amenities

|                |            |
|----------------|------------|
| Amenities      | None       |
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | Kitchen Island                                 |
| Appliances        | Dishwasher, Range Hood, Refrigerator, Stove(s) |
| Heating           | Forced Air                                     |
| Cooling           | None                                           |
| Has Basement      | Yes                                            |
| Basement          | Finished, Full                                 |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Back Yard       |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Poured Concrete |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 17th, 2025 |
| Days on Market | 50                   |
| Zoning         | DC                   |

**Listing Details**

|                |                                 |
|----------------|---------------------------------|
| Listing Office | RE/MAX REAL ESTATE - LETHBRIDGE |
|----------------|---------------------------------|

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