

# \$175,000 - 227, 21 Berkeley Place W, Lethbridge

MLS® #A2214109

**\$175,000**

2 Bedroom, 1.00 Bathroom, 949 sqft

Residential on 1.57 Acres

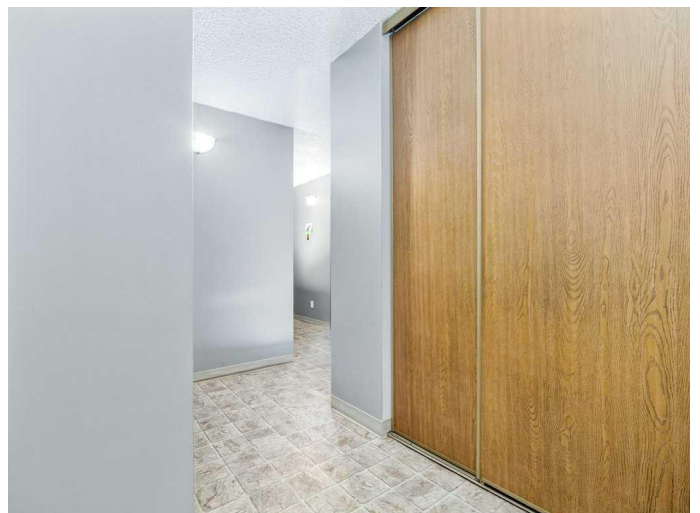
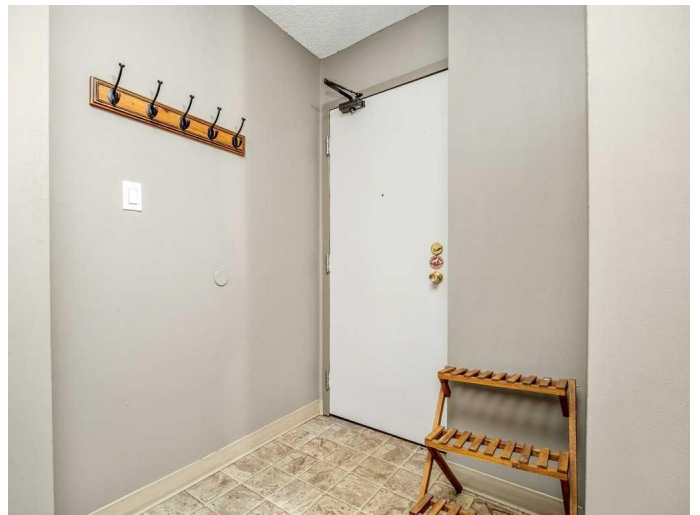
Varsity Village, Lethbridge, Alberta

Welcome to Madison Heights—an excellent opportunity for students, first-time buyers, or savvy investors seeking a well-located two-bedroom, one-bathroom condo directly across from the University of Lethbridge. This bright and airy corner unit benefits from an east-facing exposure, flooding the space with natural light. Inside, you'll find updated vinyl plank flooring, fresh paint, and a modernized bathroom. Located on the second floor, the private balcony showcases scenic views of the university and city skyline. Madison Heights is a professionally managed, well-maintained building featuring a resident caretaker, two elevators, assigned parking, and coin-operated laundry facilities. With its unbeatable proximity to the university, public transit at the doorstep, and all essential amenities nearby, this unit offers strong rental potential and long-term value for investors—while also being an excellent place to call home for buyers seeking comfort and convenience. This unit is TRULY A MUST SEE!!

Built in 1982

## Essential Information

MLS® #	A2214109
Price	\$175,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	949
Acres	1.57
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	227, 21 Berkeley Place W
Subdivision	Varsity Village
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 5N1

### **Amenities**

Amenities	Elevator(s), Parking, Coin Laundry, Garbage Chute
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	Laminate Counters, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	9

### **Exterior**

Exterior Features	Balcony
Roof	Flat Torch Membrane
Construction	Concrete, Stucco

### **Additional Information**

Date Listed	April 23rd, 2025
Zoning	R-150

### **Listing Details**

Listing Office

Royal LePage Benchmark

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