

# \$220,000 - 317 1st Street, Lundbreck

MLS® #A2231084

**\$220,000**

1 Bedroom, 1.00 Bathroom, 983 sqft

Residential on 0.22 Acres

NONE, Lundbreck, Alberta

Charming Bungalow Getaway in Scenic  
Lundbreck, Alberta!

Hereâ€™s your chance to own a slice of paradise in the beautiful Lundbreck areaâ€”less than an hour from both the Crowsnest Pass and Waterton Lakes National Park. Surrounded by breathtaking natural beauty, this peaceful community is a dream for outdoor enthusiasts. Enjoy easy access to nearby attractions like the stunning Lundbreck Falls, crystal-clear rivers, serene lakes, and majestic mountain sceneryâ€”perfect for hiking, fishing, camping, swimming, photography, and year-round adventures.

This well-maintained 1-bedroom, 1-bathroom bungalow offers just under 1,000 sq ft of comfortable main-floor living. The layout includes a bright living room, a large primary bedroom, a full 4-piece bathroom, a dining area, and a functional kitchenâ€”plus the convenience of laundry on the main level. The home features some updated windows and doors, a durable metal roof, and is clean, well-maintained, and truly move-in readyâ€”perfect for buyers looking for low-maintenance living.

The basement includes a spacious recreation area, ample storage, and a dedicated workshop that offers great potential. With a little customization, the workshop space could easily be converted into a second bedroom or



expanded living area to suit your needs.

Lundbreck is also home to Livingstone School, a Kâ€“12 school thatâ€™s part of the Livingstone Range School Divisionâ€”making this property a smart choice for families wanting access to local education.

Ideal for a retired couple, a small family, or a single buyer seeking a peaceful lifestyle surrounded by nature.

The generously sized lot provides plenty of space for RVs, vehicles, and recreational gear. A handy shed is included, and there's room to add a garage or additional outbuildings if desired.

Whether youâ€™re searching for a quiet retreat, an income-generating rental, or a basecamp for all your mountain adventures, this versatile property offers endless possibilities.

Donâ€™t miss this rare opportunity to own in one of Albertaâ€™s most scenic locationsâ€”right here in Lundbreck!

**Essential Information**

MLS® #	A2231084
Price	\$220,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	983
Acres	0.22
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	317 1st Street
Subdivision	NONE
City	Lundbreck
County	Pincher Creek No. 9, M.D. of
Province	Alberta
Postal Code	T0K1H0

## Amenities

Parking Spaces	5
Parking	Additional Parking, Driveway, Off Street, RV Access/Parking, Stall

## Interior

Interior Features	See Remarks
Appliances	Freezer, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Private Yard
Lot Description	Treed
Roof	Metal
Construction	Wood Frame, Wood Siding
Foundation	Block

## Additional Information

Date Listed	June 19th, 2025
Days on Market	9
Zoning	R1

## Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE (CLARESHOLM)
----------------	--

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.