

# \$159,900 - 116, 4701 47 Avenue, Lloydminster

MLS® #A2236494

**\$159,900**

3 Bedroom, 2.00 Bathroom, 1,138 sqft

Residential on 0.00 Acres

East Lloydminster, Lloydminster,  
Saskatchewan

This condo on the sask side features an open concept main floor with a sleek kitchen, spacious living room, and dining area all flowing seamlessly together. Perfect for entertaining, this layout offers space for relaxation and socializing. Upstairs, you'll find three bedrooms and a full bathroom, and a convenient half bath on the main floor for guests. With modern finishes and plenty of natural light, this condo is ideal for anyone looking for a stylish and functional living space. Includes one parking space next to a visitor parking space, and condo fees are 200 a month and they include lawn, and snow removal, garbage and reserve fund.

Built in 2006

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2236494      |
| Price          | \$159,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,138         |
| Acres          | 0.00          |
| Year Built     | 2006          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |



|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 116, 4701 47 Avenue |
| Subdivision | East Lloydminster   |
| City        | Lloydminster        |
| County      | Lloydminster        |
| Province    | Saskatchewan        |
| Postal Code | S9V0T9              |

### Amenities

|                |             |
|----------------|-------------|
| Amenities      | None        |
| Parking Spaces | 1           |
| Parking        | Parking Pad |

### Interior

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

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Lawn            |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Wood            |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 2nd, 2025 |
| Days on Market | 102            |
| Zoning         | R3             |
| HOA Fees       | 200            |
| HOA Fees Freq. | MON            |

### Listing Details

Listing Office                      eXp Realty (Lloyd)

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