

# \$739,900 - 2010 61 Avenue, Lloydminster

MLS® #A2125978

**\$739,900**

5 Bedroom, 3.00 Bathroom, 1,582 sqft  
Residential on 0.15 Acres

Lakeside, Lloydminster, Alberta

Fully finished upstairs and down- this 1586 square foot raised bungalow has all the size and upgrades you are wanting and expecting in a home of this caliber... The location and orientation of this home is perfect with your deck and main floor living area facing a green space- special attention was taken in designing this home to maximize privacy on your deck and place window glazing strategically so you can enjoy the view from your rear yard living area. Add to this a huge kitchen and island, main floor feature electric fireplace, 9 foot ceilings through the main floor and basement, main floor laundry, mud room off garage, large master bedroom with another bedroom and den on the main floor. The basement is fully finished with a 20' by 35' family room, two large bedrooms, bathroom and lots of storage. The location backing on to the green space on this home will sell itself- one of the nicest lots and home packages to come on the market in a while

Built in 2024

## Essential Information

MLS® #	A2125978
Price	\$739,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,582



Acres	0.15
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	2010 61 Avenue
Subdivision	Lakeside
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3R2

### **Amenities**

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Kitchen Island, Pantry
Appliances	Garage Control(s)
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	None
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	ICF Block

### **Additional Information**

Date Listed	April 24th, 2024
Days on Market	324
Zoning	R1

## Listing Details

Listing Office            MUSGRAVE AGENCIES

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