

# \$195,000 - 50, 4008 41 Avenue, Lloydminster

MLS® #A2220665

## \$195,000

3 Bedroom, 3.00 Bathroom, 915 sqft

Residential on 0.00 Acres

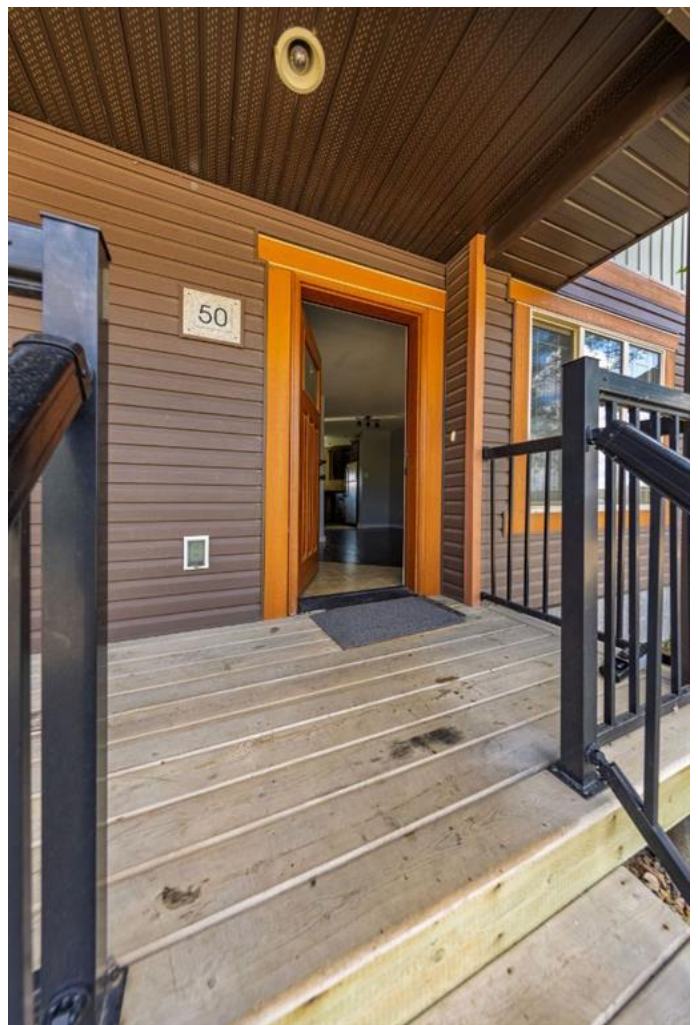
Larsen Grove, Lloydminster, Saskatchewan

Discover the perfect blend of comfort and convenience in this charming 3-bedroom, 2.5-bath end-unit townhouse. Ideal for first-time buyers or savvy investors, this home features two spacious bedrooms on the upper floor and a third bedroom in the fully developed basement. The main level boasts quartz countertops and elegant hardwood floors, adding a touch of modern sophistication to the space. With parking right at your doorstep and visitor parking just steps away, accessibility is never an issue. Nestled in a quiet location, this property is perfect for young professionals or anyone ready to begin their real estate journey. Don't miss the opportunity to make this well-maintained townhouse your next smart investment.

Built in 2013

## Essential Information

MLS® #	A2220665
Price	\$195,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	915
Acres	0.00
Year Built	2013
Type	Residential



Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	50, 4008 41 Avenue
Subdivision	Larsen Grove
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V2H7

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Assigned, Stall

### Interior

Interior Features	Quartz Counters, Sump Pump(s), Vinyl Windows
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Yard, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### Additional Information

Date Listed	May 15th, 2025
Days on Market	7
Zoning	R4

### Listing Details

Listing Office	LPT Realty
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