

# \$199,900 - 202, 4801 47 Avenue, Lloydminster

MLS® #A2233794

**\$199,900**

4 Bedroom, 3.00 Bathroom, 1,116 sqft

Residential on 0.01 Acres

East Lloydminster, Lloydminster,  
Saskatchewan

This townhouse-style condominium is located on the east side of Lloydminster in a well-maintained fourplex building. Offering a practical layout with four bedrooms and three bathrooms, this unit is ideal for both comfortable living or as a revenue-generating investment property.

The main floor features a bright, open-concept design with a spacious living room, a functional kitchen with a large island, and room for a full-sized dining table. A convenient half bathroom is also located on the main level. Upstairs, you'll find three good-sized bedrooms with ample closet space and a full bathroom.

The finished basement adds even more living space with an additional bedroom and a full bathroom—perfect for guests, a roommate, or home office needs.

Condo fees include snow removal, garbage services, lawn care, building insurance, and professional property management, making ownership easy and hassle-free.

Built in 2005

## Essential Information

MLS® # A2233794

Price \$199,900



Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,116
Acres	0.01
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	202, 4801 47 Avenue
Subdivision	East Lloydminster
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V 0T9

### Amenities

Amenities	None
Parking Spaces	1
Parking	Assigned, None, Parking Lot, Plug-In, Front Drive

### Interior

Interior Features	Open Floorplan
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	City Lot, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation                Poured Concrete

**Additional Information**

Date Listed                June 23rd, 2025  
Days on Market        31  
Zoning                      R3

**Listing Details**

Listing Office            MUSGRAVE AGENCIES

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