

\$309,900 - 1507 49 Avenue, Lloydminster

MLS® #A2252596

\$309,900

5 Bedroom, 2.00 Bathroom, 970 sqft

Residential on 0.12 Acres

Wallacefield, Lloydminster, Saskatchewan

Excellent 5 bedroom starter home! Located within walking distance to retail shops and just a couple blocks from the park, this home is ideal for first-time buyers. The main floor features 3 bedrooms, a 4-piece bathroom, and an open concept kitchen, dining and living room. The bright basement offers large windows, a cozy family room, 2 more bedrooms and a 3-piece bathroom. Enjoy the large fenced backyard with a huge 2-tier deck, perfect for gatherings, plus a 12'x12' shed with a convenient roll-up door. This home offers space, comfort, and a great location—everything you need to get started!

Built in 2004

Essential Information

MLS® #	A2252596
Price	\$309,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	970
Acres	0.12
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information



Address	1507 49 Avenue
Subdivision	Wallacefield
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V 2E7

Amenities

Parking Spaces	2
Parking	Gravel Driveway, None

Interior

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

Exterior

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

Additional Information

Date Listed	August 28th, 2025
Days on Market	11
Zoning	R1

Listing Details

Listing Office	MUSGRAVE AGENCIES
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