

# \$139,900 - 302, 1903 48th Avenue, Lloydminster

MLS® #A2222740

## \$139,900

2 Bedroom, 1.00 Bathroom, 864 sqft

Residential on 0.00 Acres

Wallacefield, Lloydminster, Saskatchewan

Affordable and convenient! 2 bedroom 3rd floor corner unit located. Well maintained building Sask side Wallacefield. No neighbors above! Enjoy the quiet location from your own SE corner balcony away from the street. In unit laundry room. Open living room/kitchen area. Large bedrooms. 2 parking stalls plus visitor parking. Close to schools, parks and a short walk to Servus Sports Center/amenities. Condo fees are \$350/mo and include water, sewer, garbage, common building insurance, reserve fund fee, snow removal, common exterior lawn maintenance.

Built in 2006

## Essential Information

MLS® #	A2222740
Price	\$139,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	864
Acres	0.00
Year Built	2006
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

## Community Information



Address	302, 1903 48th Avenue
Subdivision	Wallacefield
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V1K2

## Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Assigned, Guest, Paved, Parking Lot, Stall
# of Garages	2

## Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Natural Gas, Wall Furnace
Cooling	Central Air
# of Stories	3

## Exterior

Exterior Features	Balcony
Lot Description	Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

## Additional Information

Date Listed	May 20th, 2025
Days on Market	83
Zoning	R4
HOA Fees Freq.	MON

## Listing Details

Listing Office	REAL ESTATE CENTRE
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.