

# \$607,000 - 1802 59b Avenue close, Lloydminster

MLS® #A2235158

**\$607,000**

5 Bedroom, 3.00 Bathroom, 1,577 sqft

Residential on 0.15 Acres

Lakeside, Lloydminster, Alberta

Your dream home is here!! The moment you enter the foyer, you will be greeted with the high ceilings, beautiful staircase borders and warm neutral colors! This is located on a corner and cul-de-sac in the Lakeside area of Lloydminster.

The main floor features the kitchen with an island, pantry and stainless-steel appliances, dining room and the warm and cozy living room with an electric fireplace, 2 good sized bedrooms, and a 4-piece bathroom. On the upper level is the Master bedroom with walk-in closet and a 3-piece ensuite. In the fully finished basement features the family room, 2 additional bedrooms, 4-piece bathroom, and your dream laundry room with cabinetry, counter top, well-organized and vinyl tile flooring, beside is your well-kept furnace area, and the water softener (included,). Also, this home comes with Central Air that keeps you cool in the summer, backyard deck, private yard, a double heated attached garage with remote controls. This home is ready for the next owner to enjoy with nothing to do!

Built in 2014

## Essential Information

MLS® #	A2235158
Price	\$607,000
Bedrooms	5
Bathrooms	3.00



Full Baths	3
Square Footage	1,577
Acres	0.15
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

### Community Information

Address	1802 59b Avenueclose
Subdivision	Lakeside
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3P5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Concrete Driveway
# of Garages	2

### Interior

Interior Features	Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room, Glass Doors
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Corner Lot, Cul-De-Sac, Irregular Lot, Private
Roof	Asphalt Shingle

Construction	Wood Frame
Foundation	Wood

**Additional Information**

Date Listed	June 25th, 2025
Days on Market	69
Zoning	R1

**Listing Details**

Listing Office	Maxwell Reliant Realty
----------------	------------------------

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.