

# \$150,000 - 213, 4102 69 Avenue, Lloydminster

MLS® #A2189539

**\$150,000**

1 Bedroom, 1.00 Bathroom, 785 sqft

Residential on 0.00 Acres

Parkview Estates, Lloydminster, Alberta

Welcome to this bright and modern 1-bedroom, 1-bathroom condo located on the second floor of the highly sought-after Cornerstone Condos in Lloydminster. This beautifully maintained unit offers the perfect blend of comfort and convenience, ideal for first-time buyers, downsizers, or anyone looking for a low-maintenance lifestyle. Inside, you'll find an open-concept living space with plenty of natural light and neutral tones throughout. The well-appointed kitchen includes modern appliances and ample counter space, perfect for preparing meals and entertaining guests. The spacious living room flows seamlessly onto a private covered deck, where you can relax and enjoy the fresh air in peace. The generously-sized bedroom provides a retreat at the end of the day, while the full bathroom offers both comfort and functionality. Additional features of this condo include air conditioning to keep you cool during the warmer months. As part of the Cornerstone Condos community, you'll enjoy access to fantastic on-site amenities, including a fully-equipped fitness centre, a recreational room for social gatherings, and a large foyer area that provides a welcoming atmosphere. Everything you need is right at your doorstep, making this the perfect place to call home! With its prime location in Lloydminster and an exceptional array of amenities, this condo is truly a must-see. Don't miss the opportunity to make it yours! Check out the 3D virtual tour!



Built in 2010

## Essential Information

MLS® #	A2189539
Price	\$150,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	785
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

## Community Information

Address	213, 4102 69 Avenue
Subdivision	Parkview Estates
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 2H9

## Amenities

Amenities	Elevator(s), Fitness Center, Parking, Secured Parking, Visitor Parking, Guest Suite
Parking Spaces	1
Parking	Stall, Underground

## Interior

Interior Features	Open Floorplan, Storage
Appliances	Dishwasher, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Wall/Window Air Conditioner, Stove(s)
Heating	Natural Gas, Boiler
Cooling	Wall/Window Unit(s)
# of Stories	4

## Exterior

Exterior Features	Balcony, BBQ gas line
-------------------	-----------------------

Roof	Asphalt/Gravel
Construction	Vinyl Siding, Wood Frame

**Additional Information**

Date Listed	January 29th, 2025
Days on Market	92
Zoning	R4

**Listing Details**

Listing Office	CENTURY 21 DRIVE
----------------	------------------

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.