\$439,900 - 2320 58a Avenue, Lloydminster

MLS® #A2213783

\$439,900

4 Bedroom, 3.00 Bathroom, 1,289 sqft Residential on 0.16 Acres

College Park, Lloydminster, Alberta

This home will check off all the boxes on your "wish list" for specific home features: the open concept floor plan makes living and entertaining in this home very easy, add to this the additional features of dua-ceramic floors, hardwood in living rom, gas stove in kitchen, master bedroom ensuite with jetted tub, natural gas fireplace in basement, newer high efficient furnace in 2023, newer shingles and hot water tank, RV parking, no maintenance composite decking, oversized 24' x 26' attached garage, and professionally landscaped. Backyard shows beautifully with a tiered retaining wall and shrubs that add beauty and livability to your private backyard space. But that's not all! This home features large room sizes, a bungalow plan where you can walk in and enjoy the main floor easily, and is tucked inside on one of the quietest crescent locations in College Park. We know that the moment you view this home, it will call your name.

Built in 2002

Essential Information

MLS® # A2213783 Price \$439,900

Bedrooms 4

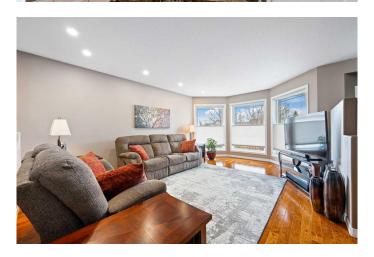
Bathrooms 3.00

Full Baths 3

Square Footage 1,289







Acres 0.16 Year Built 2002

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

Community Information

Address 2320 58a Avenue

Subdivision College Park
City Lloydminster
County Lloydminster

Province Alberta
Postal Code T9V 2Z7

Amenities

Parking Spaces 4

Parking Concrete Driveway, Double Garage Attached, Garage Faces Front,

Garage Door Opener

of Garages 2

Interior

Interior Features Ceiling Fan(s), Kitchen Island, Open Floorplan, Pantry

Appliances Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer,

Window Coverings

Heating Forced Air, Natural Gas, Floor Furnace

Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Back Yard, Front Yard, Lawn, No Neighbours Behind, Treed

Roof Asphalt

Construction Vinyl Siding, Wood Frame

Foundation Wood

Additional Information

Date Listed April 22nd, 2025

Days on Market 10 Zoning R1

Listing Details

Listing Office MUSGRAVE AGENCIES

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