

# \$469,900 - 15, 2715 73 Avenue, Lloydminster

MLS® #A2238358

**\$469,900**

4 Bedroom, 3.00 Bathroom, 1,292 sqft

Residential on 0.15 Acres

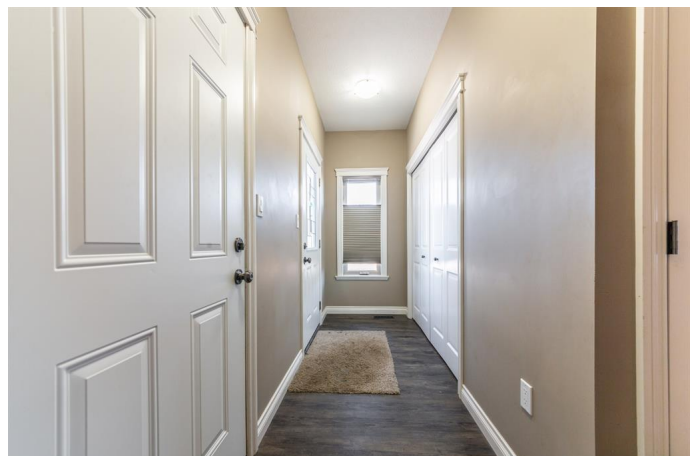
NONE, Lloydminster, Alberta

Situated in the pristine gated community of Lakeshore Estates, enjoy the convenience of the walking paths out your back door that lead you to the lake and bud miller enjoy the all seasons park. Enjoy skating on the pond and ample walking paths. This solid well built bungalow home boasts four bedrooms and three bathrooms, a large kitchen with an eat up island , ample cabinet and counter space. Open concept living at its finest the kitchen flows into the dining and living space. There are two bedrooms and two bathrooms and mainfloor laundry. The basement has 9 ft ceilings, ample storage with an immense storage room, functional rec space and two huge bedrooms. This home is tucked away in a cul de sac and backs on the walking path, it features a newer deck and fenced yard. The oversized finished double attached garage complete this custom home.

Built in 2014

## Essential Information

MLS® #	A2238358
Price	\$469,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,292
Acres	0.15



Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	15, 2715 73 Avenue
Subdivision	NONE
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3L8

### Amenities

Amenities	None
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached
# of Garages	2

### Interior

Interior Features	Kitchen Island, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

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

### Additional Information

Date Listed	July 10th, 2025
Days on Market	7

ZoningDC1

HOA Fees Freq. MON

Listing Details

Listing Office

eXp Realty (Lloyd)

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