

# \$199,900 - 202, 4801 47 Avenue, Lloydminster

MLS® #A2233794

**\$199,900**

4 Bedroom, 3.00 Bathroom, 1,116 sqft

Residential on 0.01 Acres

East Lloydminster, Lloydminster,  
Saskatchewan

This townhouse-style condominium is located on the east side of Lloydminster in a well-maintained fourplex building. Offering a practical layout with four bedrooms and three bathrooms, this unit is ideal for both comfortable living or as a revenue-generating investment property.

The main floor features a bright, open-concept design with a spacious living room, a functional kitchen with a large island, and room for a full-sized dining table. A convenient half bathroom is also located on the main level. Upstairs, you'll find three good-sized bedrooms with ample closet space and a full bathroom.

The finished basement adds even more living space with an additional bedroom and a full bathroom—perfect for guests, a roommate, or home office needs.

Condo fees include snow removal, garbage services, lawn care, building insurance, and professional property management, making ownership easy and hassle-free.

Built in 2005

## Essential Information

MLS® # A2233794

Price \$199,900



Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,116
Acres	0.01
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	202, 4801 47 Avenue
Subdivision	East Lloydminster
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V 0T9

### Amenities

Amenities	None
Parking Spaces	1
Parking	Assigned, None, Parking Lot, Plug-In, Front Drive

### Interior

Interior Features	Open Floorplan
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	City Lot, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation                Poured Concrete

**Additional Information**

Date Listed                June 23rd, 2025  
Days on Market            22  
Zoning                      R3

**Listing Details**

Listing Office              MUSGRAVE AGENCIES

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.