

\$349,900 - 3409 65 Avenue, Lloydminster

MLS® #A2234351

\$349,900

4 Bedroom, 2.00 Bathroom, 1,068 sqft

Residential on 0.12 Acres

Parkview Estates, Lloydminster, Alberta

A Parkview Estates well-maintained 4 level split home with 4 bedrooms and 2 full bathrooms, double heated detached garage : a menâ€™s dream garage! The main floor is an open concept living room, kitchen, dining room with high ceilings and big windows. The second level is the Master bedroom, 4-piece bathroom that connects to the master bedrooms, and another good size bedroom. On the second low level is the family room to enjoy your family movie nights, a bedroom currently used as an office, and a 4-piece bathroom. In the fully finished basement, a large bedroom or you can easily turn it into a fitness room or playroom room for the kids, right beside is a very spacious laundry room, utility room and storage. In the kitchen you can access the backyard deck and the large and high ceiling garage with a long driveway. It is opposite to St. Thomas school and a walking distance to the Holy Rosary School, a playground, shopping centers nearby, restaurants and all other amenities.

Built in 2002

Essential Information

MLS® #	A2234351
Price	\$349,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2



Square Footage	1,068
Acres	0.12
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	3409 65 Avenue
Subdivision	Parkview Estates
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3H1

Amenities

Parking Spaces	4
Parking	Double Garage Detached, Parking Pad
# of Garages	2

Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Wood

Additional Information

Date Listed	June 23rd, 2025
Days on Market	1
Zoning	R1

Listing Details

Listing Office	Maxwell Reliant Realty
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