

5311 47 Street
Lloydminster, Alberta

MLS # A2213219

\$169,900

Division:	West Lloydminster		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	742 sq.ft.	Age:	1946 (79 yrs old)
Beds:	2	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Few Trees, Front Yard, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

This 1 1/2 storey 742 sq ft home features a single detached garage with alley access, a fenced yard, a covered front porch, backyard deck and new shingles in 2024. The kitchen, living room, the 4-pc bathroom and the primary bedroom are all on the main level. Upstairs, private and tucked away is a second bedroom. Laundry is in the partially finished basement which could be finished for additional living space. The home has vinyl siding and vinyl windows. Call to view this affordable home!