

\$128,500 - 4710 45 Street, Lloydminster

MLS® #A2238400

\$128,500

2 Bedroom, 1.00 Bathroom, 769 sqft

Residential on 0.18 Acres

East Lloydminster, Lloydminster,
Saskatchewan

Make your move! This property presents with opportunity plus for cost effective living, revenue potential or a future multi-family construction project. The centrally located double lot (66 x 122 - 8,045 square feet) is zoned R4. The property is fully fenced and nicely treed with rear alley access and a garden space. There is plenty of room to store your toys, tools or vehicles out of the elements in the 24 x 24 detached garage or the large storage shed. You will find a cozy, carpet free two bedroom home with a functional floorplan and main floor laundry which has seen several updates, yet leaves room for your own improvements. An immediate possession date is available.

Built in 1941

Essential Information

MLS® #	A2238400
Price	\$128,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	769
Acres	0.18
Year Built	1941
Type	Residential
Sub-Type	Detached



Style Bungalow
Status Active

Community Information

Address 4710 45 Street
Subdivision East Lloydminster
City Lloydminster
County Lloydminster
Province Saskatchewan
Postal Code S9V 0H7

Amenities

Parking Spaces 4
Parking Double Garage Detached
of Garages 2

Interior

Interior Features Laminate Counters
Appliances Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating Forced Air, Natural Gas, Floor Furnace
Cooling None
Has Basement Yes
Basement Partial, Unfinished

Exterior

Exterior Features Private Entrance, Private Yard
Lot Description Back Lane, Back Yard, City Lot, Garden, Landscaped, Lawn, Private, Rectangular Lot, Treed
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame
Foundation Other

Additional Information

Date Listed July 9th, 2025
Days on Market 4
Zoning R4

Listing Details

Listing Office COLDWELL BANKER - CITY SIDE REALTY

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