

# \$559,900 - 6113 18 Streetclose, Lloydminster

MLS® #A2082113

## \$559,900

5 Bedroom, 3.00 Bathroom, 1,431 sqft

Residential on 0.13 Acres

West Lloydminster City, Lloydminster, Alberta

This brand new home is ready for your family! For years, Value Master Homes has maintained an excellent reputation for providing great customer service and delivering quality built homes. Now is your chance to own one of their homes located in a desirable Lakeside cul-de-sac! This 1,431 square foot modified bi-level will be completely finished with 5 bedrooms and 3 bathrooms, triple garage with floor sump and a triple concrete drive. For those who desire a no-carpet home you will be happy to know that you will find vinyl plank and tile throughout! Additional features and upgrades include: quartz in the kitchen and ensuite, 50 year shingles, 9'™ basement ceilings, vaulted on the main, 6'™ tiled ensuite shower, covered future deck, garage bays measuring 26'™ and 24'™ deep (ext. measurements), 5 year new home warranty.

Built in 2022

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2082113  |
| Price          | \$559,900 |
| Sold Price     | \$545,000 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,431     |
| Acres          | 0.13      |



|            |                   |
|------------|-------------------|
| Year Built | 2022              |
| Type       | Residential       |
| Sub-Type   | Detached          |
| Style      | Modified Bi-Level |
| Status     | Sold              |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 6113 18 Streetclose    |
| Subdivision | West Lloydminster City |
| City        | Lloydminster           |
| County      | Lloydminster           |
| Province    | Alberta                |
| Postal Code | T9V 3R9                |

### Amenities

|                |                                                       |
|----------------|-------------------------------------------------------|
| Parking Spaces | 6                                                     |
| Parking        | Concrete Driveway, Off Street, Triple Garage Attached |

### Interior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Interior Features | Kitchen Island, Pantry, Sump Pump(s), Walk-In Closet(s) |
| Appliances        | Garage Control(s)                                       |
| Heating           | Forced Air, Natural Gas                                 |
| Cooling           | None                                                    |
| Has Basement      | Yes                                                     |
| Basement          | Finished, Full                                          |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | None                      |
| Lot Description   | City Lot, Rectangular Lot |
| Roof              | Asphalt Shingle           |
| Construction      | Stone, Vinyl Siding       |
| Foundation        | Wood                      |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 20th, 2023 |
| Date Sold      | November 10th, 2023  |
| Days on Market | 51                   |
| Zoning         | R1                   |
| HOA Fees       | 0.00                 |

**Listing Details**

Listing Office                    MUSGRAVE AGENCIES

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