

\$299,900 - 403, 4102 69 Avenue, Lloydminster

MLS® #A2106453

\$299,900

2 Bedroom, 2.00 Bathroom, 1,791 sqft

Residential on 0.00 Acres

NONE, Lloydminster, Alberta

Two bedroom, west facing unit in the penthouse level of Cornerstone. This is one of the largest of the units in the building with an open floor plan offering lots of west facing windows allowing lots of natural light. The features of this suite are a spacious entry, kitchen overlooking the balcony, very large dining and living room space and gas fireplace. Gas line on balcony. The guest room is huge with a walk in closet and it's own 4 pce ensuite. Your guests will never want to leave. The master bedroom also features a cozy gas fireplace, an extra large ensuite with tub, separate shower, double sinks and private toilet plus a large walk in closet and linen. There is a roomy storage room with washer dryer and central vac plus attachements. A convenient 2 pce washroom is just off the living area. The amenities in this building are a convenient fitness room, a tastefully decorated owner's lounge with patio and BBQ, a mail room, two elevators, meeting rooms, guest rooms and sitting areas. All appliances remain with this unit. There are also two heated underground titled parking stalls and notice the car wash for owners' use. The condo fees cover everything except power/cable/phone. This luxury unit is definitely worth looking at, make your move today.

Built in 2009

Essential Information



MLS® #	A2106453
Price	\$299,900
Sold Price	\$265,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,791
Acres	0.00
Year Built	2009
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	403, 4102 69 Avenue
Subdivision	NONE
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3L9

Amenities

Amenities	Elevator(s), Fitness Center, Snow Removal, Visitor Parking
Parking Spaces	2
Parking	Assigned, Underground

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Wall/Window Air Conditioner, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Wall Unit(s)
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Master Bedroom
# of Stories	4

Exterior

Exterior Features	None
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Other

Additional Information

Date Listed	February 6th, 2024
Date Sold	June 17th, 2024
Days on Market	131
Zoning	R4
HOA Fees	0.00

Listing Details

Listing Office	MUSGRAVE AGENCIES
----------------	-------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.