

\$524,900 - 5204 24 Street, Lloydminster

MLS® #A2170384

\$524,900

4 Bedroom, 4.00 Bathroom, 1,892 sqft

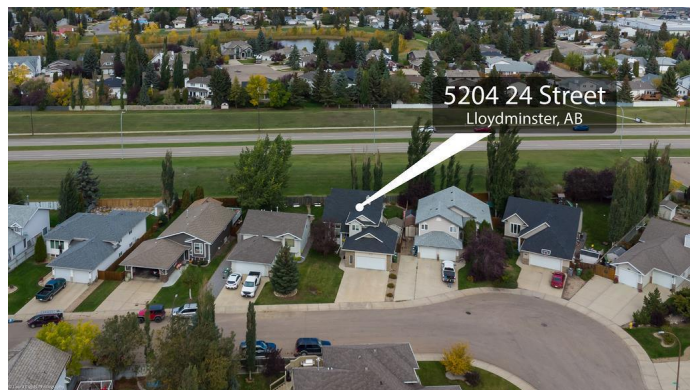
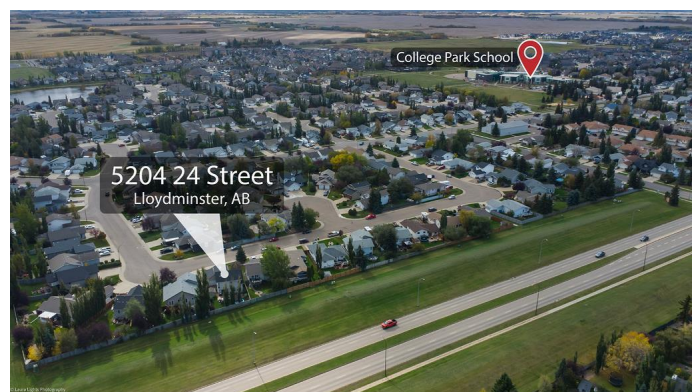
Residential on 0.14 Acres

College Park, Lloydminster, Alberta

Welcome to this inviting 4-bedroom, 3.5-bathroom, two-storey home located in the desirable neighbourhood of College Park, just a hop, skip and a jump away from College Park School. Spanning approximately 1890 square feet, this home is perfect for growing families or anyone seeking both comfort and functionality. Step inside and be greeted by a tastefully renovated kitchen featuring modern granite countertops and beautiful stone flooring, ideal for those who love to cook and entertain. The main level flows seamlessly, providing plenty of space for gatherings or quiet family evenings. The living room facing the rear of the home has large windows to allow the daylight to pour in and a gas fireplace to cozy up to on the cooler days. Upstairs, you'll find three generously sized bedrooms, offering ample space for relaxation and privacy. The primary bedroom is very spacious featuring a 4 piece ensuite and walk-in closet. The fourth bedroom is located in the basement perfect for an older child or guests, along with a 4 piece bathroom & spacious recreation or family room – perfect for movie nights, playtime, or even a home office.

Not to be missed is the double heated garage with a convenient drive-through door, making it easy to store extra vehicles or outdoor equipment.

This home has everything your family needs, combining modern updates with practical features, all in a fantastic location just steps



from schools and parks. Additional features:
Shingles 2 years old, hot water heater
replaced 4 years ago, shed, and air
conditioning. Book a showing today!

Built in 2003

Essential Information

MLS® #	A2170384
Price	\$524,900
Sold Price	\$515,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,892
Acres	0.14
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	5204 24 Street
Subdivision	College Park
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 2R5

Amenities

Parking Spaces	4
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Parking	Concrete Driveway, Double Garage Attached, Drive Through, Garage Door Opener, Garage Faces Front, Heated Garage
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Interior

Interior Features	Kitchen Island, Granite Counters, Jetted Tub, No Animal Home, No Smoking Home, Wired for Sound, Walk-In Closet(s)
Appliances	Dishwasher, Central Air Conditioner, Dryer, Garburator, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, City Lot, Front Yard, Lawn, Level, No Neighbours Behind, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

Additional Information

Date Listed	October 4th, 2024
Date Sold	December 18th, 2024
Days on Market	75
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX OF LLOYDMINSTER
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