

\$1,079,000 - 1401 59b Avenue, Lloydminster

MLS® #A2175764

\$1,079,000

4 Bedroom, 3.00 Bathroom, 1,683 sqft

Residential on 0.20 Acres

Lakeside, Lloydminster, Alberta

Have you been waiting for a stunning gem in the heart of the coveted New Lakeside development? From the moment you arrive, the curb appeal of this home is nothing short of breathtaking, with professionally landscaped grounds designed for low maintenance living. As you step inside, every inch of this property showcases thoughtful customization and attention to detail. Overlooking a man-made lake, this meticulously crafted residence boasts just under 1700 square feet of unparalleled elegance. No detail has been left out!

Beginning with the triple garage featuring in-floor heating, offering both convenience and comfort. A walk-through mudroom/pantry seamlessly connects to the gourmet kitchen, adorned with custom cabinetry and top-of-the-line appliances. Quartz countertops add a touch of opulence, while huge windows frame captivating views of the lake, filling the space with natural light.

With 10 foot ceilings, the main living area is warm and sophisticated with a travertine stonework fireplace serving as the focal point - perfectly complementing the open concept layout. Step through the door to the upper deck, where you can unwind and entertain in style against the backdrop of the lake!

The main floor also features a versatile second bedroom, ideal for a flex space or home office.



Convenience is key with main floor laundry and central vac, while central A/C ensures year-round comfort.

The spacious primary bedroom offers a sweeping lake view, a spa-like ensuite, and a walk-in closet.

The custom staircase leads to the lower level (also with in-floor heat) where a family room with wet-bar awaits. Enjoy the walk-out to the fully landscaped backyard (with an underground watering system) and lower patio, seamlessly blending indoor and outdoor living. Two additional bedrooms and a four-piece bathroom provide ample space for guests or family members, with loads of storage for your organizational needs.

Experience the epitome of luxury living in this meticulously designed residence and take this opportunity to make this dream home yours!

Built in 2018

Essential Information

MLS® #	A2175764
Price	\$1,079,000
Sold Price	\$1,057,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,683
Acres	0.20
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	1401 59b Avenue
Subdivision	Lakeside
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3R6

Amenities

Parking Spaces	6
Parking	Triple Garage Attached
Waterfront	Lake Front

Interior

Interior Features	Built-in Features, Central Vacuum, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Sump Pump(s), Wet Bar, Walk-In Closet(s)
Appliances	Dryer, Refrigerator, Washer, Central Air Conditioner, Built-In Oven, Dishwasher, Electric Cooktop, Garburator, Garage Control(s), Gas Water Heater, Microwave, Range Hood, Window Coverings, Water Softener
Heating	Natural Gas, Boiler, Floor Furnace, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Family Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line
Lot Description	Landscaped, Front Yard, Irregular Lot, Lake, Lawn, Low Maintenance Landscape, No Neighbours Behind, Street Lighting, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Mixed
Foundation	ICF Block

Additional Information

Date Listed	October 29th, 2024
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Date Sold	November 14th, 2024
Days on Market	16
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office MUSGRAVE AGENCIES

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