

\$644,900 - 6016 20 Street, Lloydminster

MLS® #A2184013

\$644,900

4 Bedroom, 3.00 Bathroom, 1,221 sqft

Residential on 0.15 Acres

College Park, Lloydminster, Alberta

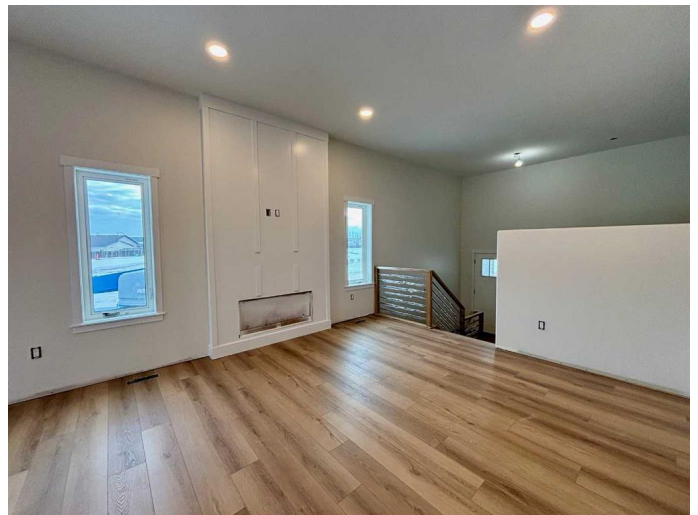
Step into this stunning 1,221 sq. ft. raised bungalow, perfectly crafted for families who value quality, comfort, and style. Nestled on a durable ICF foundation, this home is built to last and designed to impress.

As you walk through the front door, you'll be greeted by 10'™ ceilings and the warmth of vinyl plank hardwood flooring that spans the main floor. The heart of the home, the kitchen, is a chef's™ delight with gleaming quartz countertops, a pot filler, a chic range hood, and a stylish backsplash that ties it all together. Entertain with ease in the open-concept living room, complete with a cozy gas fireplace that invites family gatherings and quiet evenings alike.

Step outside to your covered deck area, where a natural gas hookup for your BBQ makes grilling year-round a breeze. The thoughtful design continues with two well-appointed bedrooms upstairs, including a luxurious primary suite. The ensuite features a tiled shower and a spacious walk-in closet, while the additional 4-piece bathroom ensures convenience for the whole family.

The fully finished lower level boasts 9'™ ceilings, a large family room for movie nights and playtime, two more generously sized bedrooms, a 4-piece bathroom, a dedicated laundry room, and a storage area to keep everything tidy.

And don't™ forget the triple attached garage! Fully finished and heated, it's™ the perfect space for vehicles, hobbies, and



everything in between.
This home is more than just a house—it's a lifestyle upgrade for families ready to make lasting memories. With modern amenities and elegant touches throughout, it's designed for those who want to love where they live.

Built in 2025

Essential Information

MLS® #	A2184013
Price	\$644,900
Sold Price	\$651,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,221
Acres	0.15
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	6016 20 Street
Subdivision	College Park
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3S3

Amenities

Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	See Remarks
Appliances	Range Hood

Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, ICFs (Insulated Concrete Forms)
Foundation	ICF Block

Additional Information

Date Listed	December 16th, 2024
Date Sold	April 3rd, 2025
Days on Market	106
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	MUSGRAVE AGENCIES
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