



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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4615 50 Street
Lloydminster, Saskatchewan

MLS # A2264634



\$194,900

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space, See Remarks	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Block	Utilities:	-
Features:	Skylight(s)		
Inclusions:	n/a		

Charming and move-in-ready 2-bedroom home in the heart of Lloydminster! This property features modern finishes throughout, with bright, open living spaces and updated tones that create a warm, welcoming feel. The kitchen offers refreshed cabinets, stylish countertops, and all appliances included. The bathroom has been tastefully updated with contemporary fixtures. Additional upgrades include a newer hot water tank, updated fencing, and a composite deck perfect for relaxing or entertaining. Enjoy the convenience of a single detached garage and alley access. Ideal for first-time buyers or those looking to downsize. A true gem that’s been well cared for. 3D Virtual Tour Available!