

# \$324,900 - 4527 33 Street, Lloydminster

MLS® #A2228012

**\$324,900**

4 Bedroom, 3.00 Bathroom, 1,080 sqft

Residential on 0.16 Acres

East Lloydminster, Lloydminster,  
Saskatchewan

LOCATION !!! LOCATION !!! LOCATION !!!  
Beautiful Saskatchewan side area. Nice quiet neighbourhood. Lovely park just across the street (Lakewood Park) This home has a large private back yard, a handyman's dream garage, two-tiered deck, covered deck also for BBQ'ing all year long. Panels open and close on this main deck. This home has a very inviting atmosphere, large living room. The kitchen is wide and open with a island for entertaining and even a dining area next to the patio doors to the deck. Four bedrooms, 3 bathrooms, fully finished basement with a huge family/games room. Newer windows, newer furnace. This home has had many updates. Viewing are very flexible and possession date as well.

Built in 1986

## Essential Information

MLS® #	A2228012
Price	\$324,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,080
Acres	0.16
Year Built	1986
Type	Residential



Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	4527 33 Street
Subdivision	East Lloydminster
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V 1T8

### Amenities

Parking Spaces	5
Parking	Asphalt, Double Garage Detached, Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, Tandem
# of Garages	2

### Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Warming Drawer, Washer, Gas Water Heater
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line, Private Yard, Storage
Lot Description	Back Yard, City Lot, Few Trees, Front Yard, Landscaped, Lawn, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### Additional Information

Date Listed	June 4th, 2025
Days on Market	8
Zoning	R1

**Listing Details**

Listing Office           MAC'S REALTY LTD.

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