

# \$164,900 - 4807 49 Street, Lloydminster

MLS® #A2237865

**\$164,900**

3 Bedroom, 1.00 Bathroom, 1,100 sqft

Residential on 0.09 Acres

East Lloydminster, Lloydminster,  
Saskatchewan

Welcome home to this cute 3 bedroom bungalow located close to shopping and schools and downtown core. This home has had a lot of updating from all new vinyl plank through out, All new kitchen with upgraded appliances, new furnace and hot water heater replaced in 2019. Shingles were just replaced in August so one less thing to worry about. Perfect little family home also has a fully functional basement that has new gyprock on outer walls and ready for development. A fully fenced back yard with alley access and lots of parking. Immediate occupancy so lets get you moved in before winter!

Built in 1946

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2237865    |
| Price          | \$164,900   |
| Bedrooms       | 3           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 1,100       |
| Acres          | 0.09        |
| Year Built     | 1946        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |



## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 4807 49 Street    |
| Subdivision | East Lloydminster |
| City        | Lloydminster      |
| County      | Lloydminster      |
| Province    | Saskatchewan      |
| Postal Code | S9V 0L9           |

## Amenities

|                |                                            |
|----------------|--------------------------------------------|
| Parking Spaces | 2                                          |
| Parking        | Parking Pad, Alley Access, Gravel Driveway |

## Interior

|                   |                                                                                     |
|-------------------|-------------------------------------------------------------------------------------|
| Interior Features | Sump Pump(s)                                                                        |
| Appliances        | Dishwasher, Microwave Hood Fan, Range, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Natural Gas, Central                                                                |
| Cooling           | None                                                                                |
| Has Basement      | Yes                                                                                 |
| Basement          | Full, Unfinished                                                                    |

## Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | None                                  |
| Lot Description   | Back Lane, Back Yard, Rectangular Lot |
| Roof              | Asphalt Shingle                       |
| Construction      | Vinyl Siding                          |
| Foundation        | Poured Concrete                       |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 7th, 2025 |
| Days on Market | 99             |
| Zoning         | C1             |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | eXp Realty (Lloyd) |
|----------------|--------------------|

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