# \$624,900 - 2107 58 A Avenueclose, Lloydminster

MLS® #A2205121

#### \$624,900

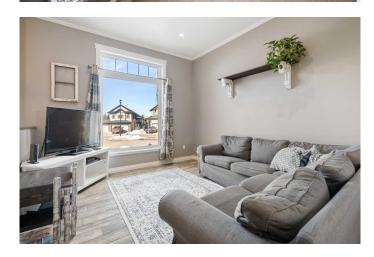
5 Bedroom, 3.00 Bathroom, 1,640 sqft Residential on 0.14 Acres

College Park, Lloydminster, Alberta

Welcome to this beautifully designed raised bungalow in the sought-after College Park neighbourhood! Located in a quiet cul-de-sac, this home offers modern elegance, thoughtful upgrades, and spacious living areasâ€"perfect for families or those who love to entertain. Step inside to a spacious entryway that leads to the open-concept main floor, featuring 10-foot ceilings that create an airy and inviting atmosphere. The custom kitchen is a chef's dream, with custom cabinetry, under-cabinet lighting, a corner pantry, a stunning glass tile backsplash, and upgraded light fixtures. The adjoining dining and living areas offer plenty of space to gather with family and friends. The main level boasts three bedrooms, including a luxurious primary suite with an ensuite bathroom featuring a tiled shower/tub, double sinks, and stylish finishes. Head downstairs to the fully finished basement, where you'II find 9-foot ceilings, a massive family room, two additional bedrooms, and a full bathroomâ€"providing plenty of space for guests, a home office, or a growing family. Enjoy outdoor living on the covered deck, perfect for relaxing in any weather. The home also features air conditioning to keep you comfortable year-round. This exceptional raised bungalow offers a prime location, high-end finishes, and thoughtful designâ€"don't miss your chance to make it yours!







#### **Essential Information**

MLS® # A2205121 Price \$624,900

Bedrooms 5
Bathrooms 3.00

Full Baths 3

Square Footage 1,640 Acres 0.14 Year Built 2013

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

### **Community Information**

Address 2107 58 A Avenueclose

Subdivision College Park
City Lloydminster
County Lloydminster

Province Alberta
Postal Code T9V 3V4

#### **Amenities**

Parking Spaces 4

Parking Concrete Driveway, Double Garage Attached, Garage Door Opener,

Garage Faces Front, Heated Garage, Insulated

# of Garages 2

#### Interior

Interior Features Open Floorplan, Pantry, Recessed Lighting

Appliances Central Air Conditioner, Dishwasher, Garage Control(s), Microwave

Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features None

Lot Description Back Yard, Cul-De-Sac, Front Yard, Irregular Lot, Lawn, Treed

Roof Asphalt Shingle

Construction Brick, Vinyl Siding

Foundation Wood

#### **Additional Information**

Date Listed March 24th, 2025

Days on Market 21 Zoning R1

## **Listing Details**

Listing Office MUSGRAVE AGENCIES

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