

# \$199,777 - 10, 4260 41 Street, Lloydminster

MLS® #A2174501

**\$199,777**

4 Bedroom, 2.00 Bathroom, 1,187 sqft

Residential on 0.00 Acres

Larsen Grove, Lloydminster, Saskatchewan

Located in the Heart of Larsen Grove, this townhouse-style condo, nestled as a corner unit, offers refined living in a coveted neighbourhood setting. Boasting three bedrooms on the second floor and an additional one in the basement, this home is designed for comfort and versatility. The sleek interior features two bathrooms with quartz countertops, while the kitchen comes equipped with appliances that elevate everyday living to new heights. Step into the inviting living room with engineered hardwood floors that exude warmth and sophistication. The back deck has a convenient gas line for BBQ gatherings with family and friends. Convenience meets luxury as this residence sits close to amenities and scenic walking trails - perfect for those seeking both urban vibrancy and natural tranquility at their doorstep. With two assigned parking stalls ensuring hassle-free mobility, quick possession allows you to embrace this lifestyle sooner rather than later. Welcome home! Check out the 3D virtual tour.

Built in 2013

## Essential Information

MLS® #	A2174501
Price	\$199,777
Bedrooms	4
Bathrooms	2.00



Full Baths	1
Half Baths	1
Square Footage	1,187
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	10, 4260 41 Street
Subdivision	Larsen Grove
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V 2J2

### Amenities

Amenities	Parking, Trash, Visitor Parking
Parking Spaces	2
Parking	Assigned, Stall

### Interior

Interior Features	Quartz Counters, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	BBQ gas line
Lot Description	Landscaped, City Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Concrete
Foundation	Poured Concrete

### Additional Information

Date Listed                   October 29th, 2024  
Days on Market           172  
Zoning                       R4

**Listing Details**

Listing Office              CENTURY 21 DRIVE



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.