

\$194,900 - 3, 4260 41 Street, Lloydminster

MLS® #A2223253

\$194,900

3 Bedroom, 2.00 Bathroom, 1,083 sqft

Residential on 0.00 Acres

Larsen Grove, Lloydminster, Saskatchewan

Unit 3 at 4260 41st Street in Lloydminster, on the SASK side, is move-in ready and located in Braehill Condominiums. This 3-bedroom home features hardwood floors in the living room, a stylish kitchen with stainless steel appliances and quartz countertops, and a convenient two-piece guest bath on the main floor. The primary bedroom offers a walk-in closet for extra storage. Downstairs, the basement has been updated with carpet and includes a laundry room—it's nearly finished and ready for your final touches. Whether you're a first-time home buyer, looking to downsize, or an investor seeking long-term rental income, this property checks all the boxes. Quick possession is available. 3D Virtual Tour Available!

Built in 2013

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2223253 |
| Price | \$194,900 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,083 |
| Acres | 0.00 |
| Year Built | 2013 |
| Type | Residential |



| | |
|----------|---------------|
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 3, 4260 41 Street |
| Subdivision | Larsen Grove |
| City | Lloydminster |
| County | Lloydminster |
| Province | Saskatchewan |
| Postal Code | S9V 2J2 |

Amenities

| | |
|----------------|------------------------------|
| Amenities | Parking, Snow Removal, Trash |
| Parking Spaces | 2 |
| Parking | Assigned, Stall, Asphalt |

Interior

| | |
|-------------------|---|
| Interior Features | Quartz Counters, Walk-In Closet(s) |
| Appliances | Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | None |
| Lot Description | Back Yard, Lawn |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 26th, 2025 |
| Days on Market | 13 |
| Zoning | R5 |
| HOA Fees | 311 |
| HOA Fees Freq. | MON |

Listing Details

Listing Office

RE/MAX OF LLOYDMINSTER

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.