

# \$119,900 - 2, 19 3 Avenue Se, Marshall

MLS® #A2228944

**\$119,900**

3 Bedroom, 2.00 Bathroom, 1,077 sqft

Residential on 0.00 Acres

NONE, Marshall, Saskatchewan

Charming Updated Townhouse in Marshall,  
SK – End Unit with Fenced Yard

Welcome to this beautifully updated 3-bedroom, 1.5-bathroom townhouse located in the quiet and friendly community of Marshall, Saskatchewan. This end-unit home offers added privacy and plenty of natural light, along with a fully fenced yard and storage shed – perfect for families, first-time buyers, or anyone looking to enjoy small-town living with modern comforts.

Step inside to discover a fresh and inviting interior featuring new flooring upstairs, fresh paint throughout, and updated light fixtures and doors. The kitchen has been tastefully refreshed with new countertops, a stylish new faucet, and a brand-new hood fan. All appliances are included, making this home truly move-in ready.

The unfinished basement provides ample storage space and the opportunity to create a custom rec room, gym, or workshop to suit your lifestyle needs.

Don't miss this affordable opportunity to own a well-maintained and upgraded home in a welcoming community – just minutes from Lloydminster. Schedule your viewing today! Update your appliances with a credit of \$5000 on closing!



Built in 1983

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2228944      |
| Price          | \$119,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,077         |
| Acres          | 0.00          |
| Year Built     | 1983          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 2, 19 3 Avenue Se |
| Subdivision | NONE              |
| City        | Marshall          |
| County      | Saskatchewan      |
| Province    | Saskatchewan      |
| Postal Code | S0M1R0            |

### Amenities

|                |            |
|----------------|------------|
| Amenities      | None       |
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | See Remarks                                                        |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                            |
| Cooling           | None                                                               |
| Has Basement      | Yes                                                                |
| Basement          | Full, Unfinished                                                   |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Back Yard       |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 110            |
| Zoning         | R4             |

**Listing Details**

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

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