

\$259,000 - 4535 47 Street, Lloydminster

MLS® #A2230217

\$259,000

2 Bedroom, 1.00 Bathroom, 930 sqft
Residential on 0.18 Acres

East Lloydminster, Lloydminster,
Saskatchewan

Step into charm and comfort with this updated 2-storey character home, perfectly situated on a double corner lot across from a park and just one block from E.S. Laird Middle School. Offering 930 square feet of living space, this 2-bedroom, 1-bathroom home features soaring 14-foot vaulted ceilings, two inviting family rooms, and thoughtful upgrades throughout. Recent improvements include updated flooring, windows, electrical, and a refreshed basement—giving you peace of mind and a fresh, modern feel. Whether you’re relaxing indoors or enjoying the spacious yard, this home has room to grow. Ideal for first-time buyers or a revenue property, the location and layout check all the right boxes.

Built in 1951

Essential Information

MLS® #	A2230217
Price	\$259,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	930
Acres	0.18
Year Built	1951
Type	Residential
Sub-Type	Detached



Style	1 and Half Storey
Status	Active

Community Information

Address	4535 47 Street
Subdivision	East Lloydminster
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V0J8

Amenities

Parking Spaces	2
Parking	Off Street

Interior

Interior Features	Vaulted Ceiling(s), Vinyl Windows
Appliances	Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

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

Additional Information

Date Listed	June 12th, 2025
Days on Market	77
Zoning	R1

Listing Details

Listing Office	LPT Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.