

# \$335,777 - 5310 26 Streetclose, Lloydminster

MLS® #A2231526

**\$335,777**

5 Bedroom, 3.00 Bathroom, 1,362 sqft

Residential on 0.13 Acres

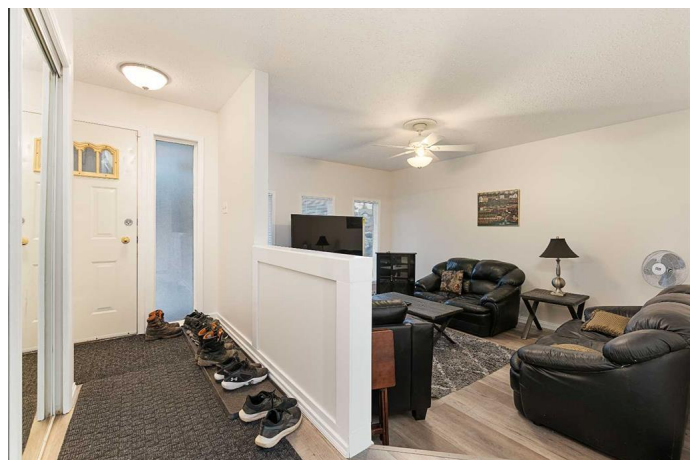
Steele Heights, Lloydminster, Alberta

**WANTED: Investors.** This 5-bed, 3-bath home is set up to maximize return on your dollars. These non-conforming rental units are set up for workers who want a great place to call home. Ready to go, the tenants only need to bring their clothes and food and they are set. The garage is used as a common area recreational room for all occupants to use and enjoy after a hard day's work. The home has received several recent upgrades that include vinyl flooring and paint. The current owner has been renting the home this way and can show past revenues starting back in January of this year. Current rental amounts can be confirmed at the time of request but all spots are currently full and rented. No furniture is included and all appliances are negotiable. Check out the 3D tour to review the home or call your local agent to book a showing on this unique opportunity!

Built in 1984

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2231526  |
| Price          | \$335,777 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,362     |
| Acres          | 0.13      |
| Year Built     | 1984      |



|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | Bungalow    |
| Status   | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 5310 26 Streetclose |
| Subdivision | Steele Heights      |
| City        | Lloydminster        |
| County      | Lloydminster        |
| Province    | Alberta             |
| Postal Code | T9V 2L5             |

### Amenities

|                |                                                                                             |
|----------------|---------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                           |
| Parking        | Concrete Driveway, Double Garage Attached, Garage Door Opener, Heated Garage, Drive Through |
| # of Garages   | 2                                                                                           |

### Interior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                  |
| Appliances        | Garage Control(s), Range Hood, Window Coverings |
| Heating           | Forced Air, Natural Gas, Floor Furnace          |
| Cooling           | None                                            |
| Has Basement      | Yes                                             |
| Basement          | Finished, Full                                  |

### Exterior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Exterior Features | None                                                                        |
| Lot Description   | Back Lane, City Lot, Cul-De-Sac, Few Trees, Landscaped, Lawn, Irregular Lot |
| Roof              | Asphalt Shingle                                                             |
| Construction      | Brick, Vinyl Siding, Wood Frame                                             |
| Foundation        | Poured Concrete                                                             |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 16th, 2025 |
| Days on Market | 62              |
| Zoning         | R1              |

**Listing Details**

Listing Office            CENTURY 21 DRIVE

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