3403 55 Avenue
Lloydminster, Alberta

MLS # A2277429

$329,900

Division:	Steele Heights
Type:	Residential/House
Style:	Bungalow
Size:	1,365 sq.ft.
Age:	1975 (51 yrs old)
Beds:	5
Baths:	3
Garage:	Concrete Driveway, Double Garage Attached
Lot Size:	0.19 Acre
Lot Feat:	Rectangular Lot

Heating:	Forced Air, Natural Gas		**Water:**	-
Floors:	Carpet, Hardwood, Laminate, Linoleum		**Sewer:**	-
Roof:	Asphalt Shingle		**Condo Fee:**	-
Basement:	Full		**LLD:**	-
Exterior:	Wood Frame		**Zoning:**	R1
Foundation:	Poured Concrete		**Utilities:**	-
Features:	Kitchen Island, Laminate Counters, Storage			

Inclusions:	N/A

Make your move—this spacious home offers a solid layout and plenty of potential for a growing family. Updates over the years include exterior vinyl siding and vinyl windows. The well-designed floor plan features both an eat-in kitchen and a formal dining area. The kitchen is bright and functional with an island and plenty of cabinet space. The living room offers a cozy gas fireplace, and the home is air-conditioned for added comfort. The main floor includes three good-sized bedrooms, with the primary bedroom featuring a walk-in closet and private ensuite. Two additional bedrooms are located in the basement, providing flexible space for family, guests, or a home office. Outside, the fully fenced backyard offers direct access to the basement and includes RV parking. A double attached garage and included appliances add to the value. Enjoy the spacious yard with the lot being over 8,000 square feet! Located in a quiet area close to parks, walking paths, and schools, this home is a great opportunity for buyers looking to add their own touches while enjoying a practical family-friendly location.