

5110 32 Street
Lloydminster, Alberta

MLS # A2280319



\$329,900

Division:	Steele Heights		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,026 sq.ft.	Age:	1972 (54 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Insulated, Parking Pad, Single Garage Attached		
Lot Size:	0.22 Acre		
Lot Feat:	Back Yard, City Lot, Cul-De-Sac, Front Yard, Irregular Lot, Landscaped, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Wood Frame, Wood Siding	Zoning:	Single-detached Residential
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		
Inclusions:	n/a		

Welcome to this updated 4-level split in the desirable Steele Heights neighbourhood of Lloydminster. Set on an oversized pie-shaped lot backing onto green space, this home offers privacy, space, and walkable access to schools and parks. Inside, you'll find modern finishes throughout, a bright living room with an electric fireplace, and central air conditioning for year-round comfort. The functional layout includes 4 bedrooms, 2 up and 2 down, plus two full 4-piece bathrooms. One of the basement bedrooms is currently a den, but can easily be changed into a bedroom. A single attached garage adds everyday convenience. Affordable living in a family-friendly location with room to grow. 3D Virtual Tour Available!