

# \$309,900 - 5513 37 Street, Lloydminster

MLS® #A2212278

**\$309,900**

4 Bedroom, 3.00 Bathroom, 1,066 sqft

Residential on 0.17 Acres

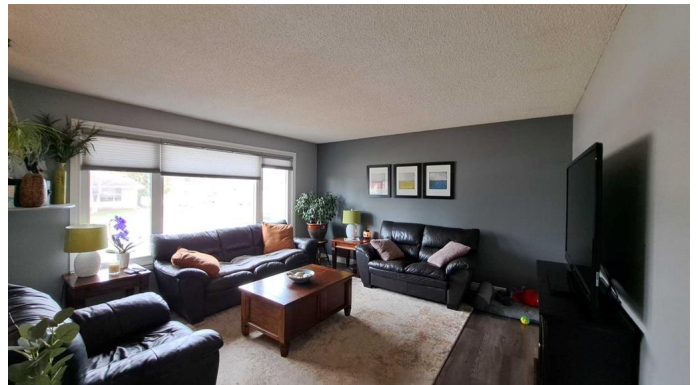
Steele Heights, Lloydminster, Alberta

If you're looking for an affordable home in a great location you won't want to miss this one! This home features 3 bedrooms up/ 1 large bedroom down. The main level also features a bright spacious kitchen with ample cabinet storage, newer stainless steel appliances, a large living room, full bathroom and a 2pc Ensuite bathroom. Dining room access to the tiered deck and rear yard. The basement has been fully updated with newer flooring, upgraded 3 PC bathroom with a shower, an over sized bedrooms and a large laundry/storage room. Additional upgrades include (2020) doors, windows and blinds (2021) all toilets replaced, newer furnace, Hot water tank, Central AC, (2022) Shingles & shed. Appliances fr/stove 2020, washer/dryer 2023. You'll love the low maintenance fenced yard with additional parking pad. Quiet location!! No rear neighbors.

Built in 1976

## Essential Information

MLS® #	A2212278
Price	\$309,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,066
Acres	0.17



Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	5513 37 Street
Subdivision	Steele Heights
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V1J4

### Amenities

Parking Spaces	4
Parking	Parking Pad

### Interior

Interior Features	See Remarks
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Yard, Front Yard, Lawn, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 15th, 2025
Days on Market	17
Zoning	R1

**Listing Details**

Listing Office                REAL ESTATE CENTRE

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.