

\$535,000 - 5803 20 Streetclose, Lloydminster

MLS® #A2251100

\$535,000

5 Bedroom, 3.00 Bathroom, 1,304 sqft

Residential on 0.14 Acres

College Park, Lloydminster, Alberta

Located in a quiet cul-de-sac in the highly sought-after neighborhood of College Park, this beautifully maintained modified bi-level offers the perfect blend of comfort, space, and functionality. The standout feature is the heated 24x32 triple car garage, complete with a convenient drive-thru bay into the backyard—ideal for storing toys, trailers, or working on projects.

Inside, the main floor features an open-concept layout with a spacious kitchen, large island, and a seamless flow into the dining area and living room—perfect for both everyday living and entertaining. Two bedrooms and a 4-piece bathroom complete this level. Upstairs, the private primary suite includes a generously sized walk-in closet and a 3-piece ensuite, offering a peaceful retreat. The fully developed basement provides even more living space with two additional bedrooms and a large family room, highlighted by a gorgeous feature wall with a decorative electric fireplace, built-in shelving, and accent lighting. It's a cozy and inviting space for movie nights or hosting guests.

Step out onto the covered deck and enjoy the beautifully landscaped backyard with mature trees and plenty of space to relax or entertain. This home backs onto an open field, offering added privacy and no immediate rear development for years to come.

Additional features include central air conditioning, a central vacuum system with attachments, an air exchanger, underground



sprinklers, and permanent exterior LED Gemstone lights”providing year-round curb appeal with minimal effort. This move-in-ready home truly has it all in one of the city's most desirable areas.

Built in 2012

Essential Information

MLS® #	A2251100
Price	\$535,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,304
Acres	0.14
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

Community Information

Address	5803 20 Streetclose
Subdivision	College Park
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3M5

Amenities

Parking Spaces	6
Parking	Concrete Driveway, Drive Through, Garage Door Opener, Heated Garage, Parking Pad, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Ceiling Fan(s), Kitchen Island
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave

	Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Cul-De-Sac, No Neighbours Behind, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

Additional Information

Date Listed	August 24th, 2025
Days on Market	3
Zoning	R1

Listing Details

Listing Office	eXp Realty (Lloyd)
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