\$194,900 - 21, 4118 41 Avenue, Lloydminster

MLS® #A2259884

\$194,900

3 Bedroom, 2.00 Bathroom, 1,161 sqft Residential on 0.04 Acres

Larsen Grove, Lloydminster, Saskatchewan

Public OPEN HOUSE Saturday October 25th from 1:00-2:30. This Sask-side 2-storey Braehill townhouse condo is a corner unit that is situated just steps from a coffee shop, convenience store and the Cenovus Hub. In addition to a great location, this home offers a warm and inviting layout. The main floor features a welcoming living room, a functional kitchen and eating area with access to the backyard, plus a convenient two-piece powder room. Upstairs, you'II find 3 generous bedrooms and a full 4-piece bathroom. The laundry is located just outside the primary bedroom, an ideal spot for a busy family. Hardwood and tile flooring features on the main level and the cozy carpeting creates a comfortable atmosphere upstairs. The basement is undeveloped and ready for your personal touch, whether you envision a family room or simply extra storage. (Seller has framed in a bathroom in the basement. A new shower, toilet and sink come with the property). There are two assigned parking stalls in front of the unit. The \$320/month condo fee covers exterior building maintenance, garbage, lawn care, snow removal, reserve fund and professional management. Interior pictures coming soon.







Built in 2014

Essential Information

MLS® # A2259884

Price \$194,900

Bedrooms 3

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,161

Acres 0.04

Year Built 2014

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey

Status Active

Community Information

Address 21, 4118 41 Avenue

Subdivision Larsen Grove
City Lloydminster
County Lloydminster
Province Saskatchewan

Postal Code S9V 2J8

Amenities

Amenities Visitor Parking

Parking Spaces 2

Parking Off Street

Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s),

Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes
Basement Full

Exterior

Exterior Features None Lot Description Lawn

Roof Asphalt Shingle

Construction Wood Frame

Foundation Wood

Additional Information

Date Listed September 24th, 2025

Days on Market 37

Zoning R5

Listing Details

Listing Office RE/MAX OF LLOYDMINSTER

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