

# \$419,900 - 4743 13 Street, Lloydminster

MLS® #A2216192

**\$419,900**

5 Bedroom, 3.00 Bathroom, 1,586 sqft

Residential on 0.15 Acres

Wallacefield, Lloydminster, Saskatchewan

Welcome to this generous 1,586 sq ft modified bi-level offering plenty of room for the whole family. The main floor features a spacious kitchen and dining area that overlook a two-level deck and fully fenced backyardâ€”perfect for entertaining or relaxing. You'll find two good-sized bedrooms and a full 4-piece bath on the main level.

Upstairs, the private primary suite includes a large walk-in closet and a 4-piece ensuite with jet tub and separate shower. The fully developed basement boasts 10â€™™ ceilings, a cozy gas fireplace in the family room, two more bedrooms, and a 3-piece bathroom.

Additional highlights include a double attached heated garage, laundry hookups in both the garage and basement, and a flexible layoutâ€”currently with garage-only basement access that can easily be reversed.

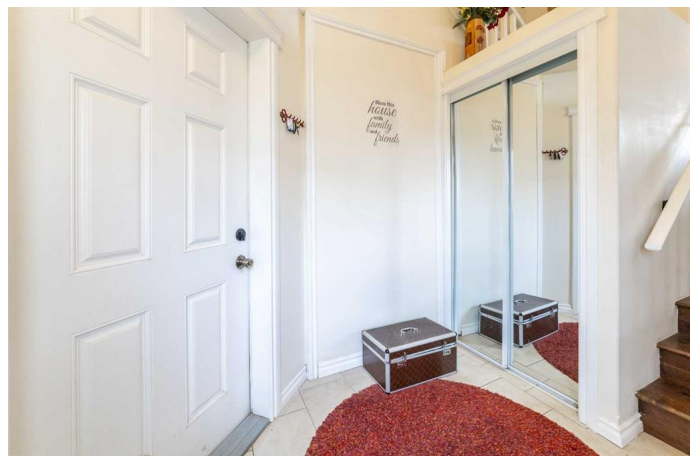
While the home could use some cosmetic updates, it offers incredible space, functionality, and value. Donâ€™™t miss this opportunity to build equity and make it your own!

Built in 2012

## Essential Information

MLS® #                      A2216192

Price                        \$419,900



Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,586
Acres	0.15
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

### **Community Information**

Address	4743 13 Street
Subdivision	Wallacefield
City	Lloydminster
County	Lloydminster
Province	Saskatchewan
Postal Code	S9V 1W4

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Central Vacuum, Jetted Tub, Kitchen Island, Pantry, Sump Pump(s), Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	None
Lot Description	Back Yard, Lawn

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### **Additional Information**

Date Listed	May 1st, 2025
Days on Market	5
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX OF LLOYDMINSTER
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