

# \$384,900 - 5720 39 Street, Lloydminster

MLS® #A2228812

**\$384,900**

5 Bedroom, 3.00 Bathroom, 1,206 sqft

Residential on 0.16 Acres

Southridge, Lloydminster, Alberta

Located on a quiet street in the highly desirable Southridge neighbourhood. This well-maintained 5-bedroom, 3-bathroom 4-level split home offers space, comfort, and pride of ownership. The main floor features a bright and inviting living area, a dedicated dining space, and spacious kitchen complete with newer stainless steel appliances and ample cabinetry. Upstairs you will find a 4pc bath and 3 bedrooms, with the primary offering plenty of room for a king sized bed as well as walk in closet and 3pc ensuite. The lower level boasts a cozy family room, fourth bedroom, additional 3-piece bath, and dedicated laundry room with plenty of storage space. In the basement, a versatile flex space provides options for a fifth bedroom, gym, playroom, or media room, along with a large storage room. Out back you will truly appreciate the private, mature yard perfect for relaxing or hosting get togethers with friends and family. The garage space shows as great as the rest of the home and is fully insulated, heated and complete with beautiful epoxy floor. The home has seen fresh paint throughout and is move in ready. Sellers can accommodated a quick possession. Book your showing today before this ones gone!

Built in 1988

## Essential Information

MLS® #

A2228812



Price	\$384,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,206
Acres	0.16
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	5720 39 Street
Subdivision	Southridge
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 2P2

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Off Street, Parking Pad
# of Garages	2

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Interior Lot, Landscaped, Lawn, Level, Private, Street Lighting
Roof	Asphalt Shingle

Construction	See Remarks, Vinyl Siding, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 8th, 2025
Days on Market	9
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX OF LLOYDMINSTER
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