

\$389,900 - 6711 39a Street, Lloydminster

MLS® #A2265196

\$389,900

3 Bedroom, 3.00 Bathroom, 1,024 sqft

Residential on 0.14 Acres

Parkview Estates, Lloydminster, Alberta

Stepping into this Bi-level home greets you with lots of potential that meets your needs especially for a first-time homebuyer or if you are downsizing with a double attached garage with RV parking. The main floor features the living room, large kitchen with an island and pantry, dining room, 4-piece bathroom, the master bedroom with a 3-piece ensuite, another bedroom, and a 4-piece bathroom. The fully finished basement with a very large family room with a potential another bedroom if you wish, additional bedroom, 4-piece bathroom, large laundry room and understairs storage. In the backyard, a covered deck, a fire pit area and a fully fenced backyard for your privacy and a good space for your kids and furry friends to play. This home is in good location in the Parkview Estates with minutesâ€™ drive to all the amenities like grocery stores, shopping centers, parks and playschool and more. And for your kidâ€™s school you have the Holy Rosary school for higher grades and St. Thomas for lower grades. Also the Budmiller Park is just few minutes away for your morning walk and love of nature.

Built in 2006

Essential Information

MLS® # A2265196

Price \$389,900



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,024
Acres	0.14
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	6711 39a Street
Subdivision	Parkview Estates
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3G8

Amenities

Parking Spaces	2
Parking	Double Garage Attached, RV Access/Parking
# of Garages	2

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Pantry, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation Wood

Additional Information

Date Listed October 15th, 2025
Days on Market 16
Zoning R1

Listing Details

Listing Office Maxwell Reliant Realty

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