



GRASSROOTS
REALTY GROUP

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4305 33rd Street
Lloydminster, Saskatchewan

MLS # A2346702



\$424,900

Division:	Aurora		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,106 sq.ft.	Age:	2005 (21 yrs old)
Beds:	5	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached, Gravel Driveway, See Remarks		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Front Yard, Irregular Lot, Landscaped, Lawn		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Hardwood, Laminate, Linoleum
Roof:	Asphalt
Basement:	Full
Exterior:	Vinyl Siding
Foundation:	Preserved Wood
Features:	French Door, No Smoking Home, Pantry

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	LDR
Utilities:	-

Inclusions: n/a

Quiet SK Location close to schools/parks! Bi-level featuring 5 bedrooms/3 baths, Double attached insulated garage. The main level floor plan offers a well lit living room with hardwood flooring. Open kitchen design with a corner pantry and patio access. 3 bedrooms, a full bathroom and a full En suite bath & En suite walk in closet! The basement plan includes a family room with glass garden doors, 2 spacious bedrooms, a large 3 pce bathroom with a double shower and lastly a large laundry utility room! Freshly painted in a light neutral tone top to bottom! Fenced yard with a deck and patio. RV parking! IMMEDIATE POSSESSION!