



**GRASSROOTS**  
REALTY GROUP

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Lloydminster, Saskatchewan

MLS # A2237104



**\$139,900**

Division:	Wallacefield		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Multi Level Unit		
Size:	820 sq.ft.	Age:	2006 (19 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 334
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	Medium Density Residentia
Foundation:	-	Utilities:	-
Features:	Open Floorplan, Pantry		

Inclusions: N/A

Step into home ownership with this fantastic 2-bedroom condo, perfect for first-time buyers or anyone looking to downsize. This north-facing corner unit is filled with natural light and features in-unit laundry for added convenience. Stay cool in the summer with central air conditioning and enjoy the comfort of a well-kept space. Located in a great neighbourhood, you'll appreciate the quiet surroundings and easy access to nearby amenities. A solid choice in a welcoming area—don't miss your chance to get into the market!