



**5412 50 Street
Lloydminster, Alberta**

MLS # A2269002

\$249,900



Division: West Lloydminster

Type: Residential/House

Style: 2 Storey

Size: 1,369 sq.ft. **Age:** 1948 (78 yrs old)

Beds: 3 **Baths:** 1

Garage: Off Street

Lot Size: 0.14 Acre

Lot Feat: Back Lane, Rectangular Lot

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Laminate

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Wood Frame

Zoning: R1

Foundation: Poured Concrete

Utilities: -

Features: See Remarks

Inclusions: NA

Step into a timeless classic bursting with charm and pride of ownership. This beautifully maintained 1948 character home welcomes you with a refreshed covered porch and a spacious, light-filled living area — perfect for relaxing or easily adaptable to include a home office. The main floor features a cozy bedroom, a functional kitchen, and a fully renovated modern 4-piece bathroom. A thoughtful rear addition creates a stunning dining space with views of the private backyard — perfect for entertaining or quiet dinners at home. Upstairs, you'll find two generously sized bedrooms with vaulted ceilings that pay tribute to the home's original character and craftsmanship. The fully developed basement offers a versatile rec room — perfect for lounging or hobbies — along with ample storage space. Outside, enjoy a lush lawn, mature trees, a newer fence and deck, and a freshly poured double driveway with dedicated RV power. This home was built to last, and the decades of care and maintenance are evident throughout. Now it's your turn to add your personal touch to this one-of-a-kind home — a true piece of history ready for its next chapter!