

# \$209,000 - 103, 4102 69 Avenue, Lloydminster

MLS® #A2242249

**\$209,000**

2 Bedroom, 2.00 Bathroom, 1,155 sqft  
Residential on 0.00 Acres

Parkview Estates, Lloydminster, Alberta

Welcome to Cornerstone Place! This bright and well-kept 2-bedroom, 2-bathroom main-floor condo is ideally located in a secure and professionally managed building. With over 1100 square feet of living space, this home offers a functional layout perfect for first-time buyers, investors, or those looking to downsize without compromise. Enjoy the convenience of an open-concept kitchen, dining, and living area, complete with ample cabinet space and a private patio just off the living room—ideal for morning coffee or evening relaxation. The primary bedroom includes a full ensuite and generous closet space, while the second bedroom and full guest bathroom offer added comfort and privacy for family or guests. Additional features include in-suite laundry, air conditioning, and two parking stalls—one underground heated stall for those cold Alberta winters and one surface stall for guests or a second vehicle. Located just steps from shopping, schools, and parks, this unit is a fantastic opportunity in a sought-after complex. Quick possession available! Check out the 3D virtual tour!



Built in 2010

## Essential Information

MLS® #	A2242249
Price	\$209,000
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,155
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	103, 4102 69 Avenue
Subdivision	Parkview Estates
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 2H9

### **Amenities**

Amenities	Elevator(s), Fitness Center, Parking, Snow Removal, Trash, Visitor Parking, Guest Suite, Party Room, Recreation Room
Parking Spaces	2
Parking	Stall, Underground

### **Interior**

Interior Features	Laminate Counters, Open Floorplan, See Remarks, Storage
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Natural Gas, Hot Water
Cooling	Wall/Window Unit(s)
# of Stories	4

### **Exterior**

Exterior Features	None
Construction	Vinyl Siding, Wood Frame

### **Additional Information**

Date Listed	July 23rd, 2025
Days on Market	7
Zoning	R4

## Listing Details

Listing Office            CENTURY 21 DRIVE

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