

# \$1,385,000 - 6305 20a Streetclose, Lloydminster

MLS® #A2213132

**\$1,385,000**

5 Bedroom, 5.00 Bathroom, 2,007 sqft

Residential on 0.27 Acres

Lakeside, Lloydminster, Alberta

Tucked away in a quiet cul-de-sac, this stunning 2,007 sq ft bungalow in the heart of Lakeside combines the charm of thoughtful craftsmanship with the functionality your family needs. From the moment you step into the grand foyer, you'll feel a sense of openness and warmth that continues throughout the entire home.

The great room is the true heart of the home, boasting vaulted ceilings with rich wood beams, a dramatic wall of oversized windows that flood the space with natural light, and a cozy gas-burning fireplace with a picture-perfect wood mantle. Whether it's quiet evenings with loved ones or lively gatherings with friends, this space was made for making memories.

The kitchen is equally impressive. Designed for both everyday living and entertaining, it features a large island with a lowered eating table, perfect for casual family meals. You'll love the built-in appliances, including a gas stove, and the added luxury of a butler's pantry complete with a drink fridge to keep refreshments at the ready. Just off the kitchen, a spacious mudroom with custom built-ins keeps your family organized and flows effortlessly into the oversized garage.

Speaking of the garage, this is a dream for any hobbyist or car enthusiast. With almost 1,300 sq ft, a mezzanine for extra storage, and space for a lift, it is more than just a place to park. It's what a garage should be and



storage haven.

On the opposite wing of the home, your private retreat awaits. The primary suite is peaceful and inviting, with a large walk-through closet leading to a spa-inspired ensuite featuring dual vanities, a tiled shower, and a deep soaker tub that invites long, relaxing baths. An additional main floor bedroom includes a convenient Murphy bed, perfect for guests or a flexible office space, there is also a full bathroom for added comfort.

Downstairs, the possibilities are endless. The fully finished basement offers a sprawling games area and a large family room ideal for movie nights or teen hangouts. Three generous bedrooms and two full bathrooms provide ample space for growing families or visiting guests. The lower level also houses a spacious laundry room, designed with functionality in mind.

This home doesn't just look good, it's built smart. Outfitted with solar panels, a dual-zone furnace, central air conditioning, hardy board siding, and RV parking, it's equipped for energy efficiency, comfort, and durability.

If you're looking for a place where every detail has been thoughtfully designed and every space feels like home, this Lakeside gem is ready to welcome you. Come fall in love, your next chapter starts here.

Built in 2015

**Essential Information**

MLS® #	A2213132
Price	\$1,385,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1

Square Footage	2,007
Acres	0.27
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	6305 20a Streetclose
Subdivision	Lakeside
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 3J9

### Amenities

Parking Spaces	4
Parking	Quad or More Attached

### Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry
Appliances	Bar Fridge, Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line
Lot Description	Cul-De-Sac, Landscaped, Lawn, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame
Foundation	Wood

### Additional Information

Date Listed	April 18th, 2025
Days on Market	2
Zoning	R1

## **Listing Details**

Listing Office	MUSGRAVE AGENCIES
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