

# \$145,000 - 16, 2715 73 Avenue, Lloydminster

---

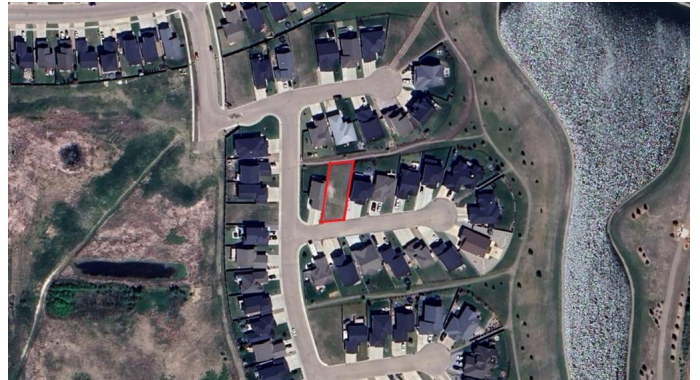
MLS® #A2207369

**\$145,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.15 Acres

Parkview Estates, Lloydminster, Alberta

Location is everything when you build a new home... consider a place where after a certain time a security gate facilitates who enters and leaves the development. This is Lakeshore Estates, a subdivision where entry after hours is restricted to owners and/or invited guests. There are no bad locations within this development, as these are non-busy streets that don't offer a shortcut to get anywhere. This bare land residential development is prime for you to build your dream home... this community of homes offers a private walking path, private playground and many other amenities you will find in similar residential developments. Lot 16 is in the second cul de sac within the development with the backyard facing north. There is common area greenspace/walking path separating the backyard of this lot and the lot to the north giving extra distance and separation between yard. This lot is 6930 square feet and will accommodate a large size family home and attached garage.



## Essential Information

MLS® #	A2207369
Price	\$145,000
Bathrooms	0.00
Acres	0.15
Type	Land
Sub-Type	Residential Land

Status Active

### Community Information

Address 16, 2715 73 Avenue  
Subdivision Parkview Estates  
City Lloydminster  
County Lloydminster  
Province Alberta  
Postal Code T9V 3C5

### Amenities

Amenities None  
Is Waterfront Yes

### Exterior

Lot Description Irregular Lot, Waterfront

### Additional Information

Date Listed April 1st, 2025  
Days on Market 3  
Zoning DC1

### Listing Details

Listing Office MUSGRAVE AGENCIES

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.