



SASK MLS®

# Weyburn Saskatchewan

\$329,000

Welcome to 1691 Warren Avenue! Boasting a huge amount of interior living space, giant lot, great location, and affordable price point, this sprawling family bungalow has it all! The street appeal is apparent as you drive up - striking cedar siding, welcoming front entry area and attached double garage. Inside the front door, you are welcomed into a spacious foyer and up a couple of stairs, you proceed into the kitchen and dining area. The separate dining area is perfect for family dinners and the kitchen will be ideal for the chef of the family and offers views to the back yard. The living room provides loads of space for those cozy evenings around the wood fireplace or entertaining guests. Down the hall are two nicely sized guests bedrooms complete with stylish flooring and lots of natural light. Further down is the main bath (4 pieces). At the end of the hall, you have the master retreat with a large bedroom, custom-made vanity, and attached 2-piece bathroom. Completing the main level is a second porch off the back door, perfect for dropping kids school or sports equipment or groceries. A full basement awaits you in the lower level complete with a vast family/recreation room, a fourth sizeable bedroom, and a 3-piece bathroom. A second wood burning fireplace will be perfect for those cooler fall/winter evenings. Finishing off this level are a utility room and laundry room, both with an impressive amount of storage capacity. Not to be outdone, the double attached garage is fully finished and heated. Further, for the green-thumb of the family, the yard is a dream with garden areas, several mature evergreen trees, and ample space to style the yard as they see fit. If you're not into gardening, relax on the stone patio with a good book - there is definitely something for everyone in this home. Offering over 2400sf of interior living space, over 10000sf of yard space, ...

Listing Presented By:



Originally Listed by:  
Century 21 Hometown



Royal

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Family room X x X

Bedroom 12'9" x 8'5"

3pc Bathroom X x X

Laundry room 20'3" x 11'11"

Utility room 8'8" x 11'

Kitchen

Bedroom 9'3" x 9'11"

Bedroom 13'3" x 9'11"

4pc Bathroom 7'3" x 5'3"

Primary Bedroom 10'11" x 12'11"

2pc Ensuite bath

Foyer 4' x 5'11"

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Dining room 9'3" x 9'8"

Enclosed porch 8'11" x 3'7"

Living room 11'8" x 19'6"