



# Regina Saskatchewan

\$655,000

Welcome to this fully developed, functional, well cared for, original owner family home in the heart of Regina's Greens on Gardiner. Located near St Elizabeth & Ecole Wascana Plains elementary schools, parks and is steps away from a wonderful walking path. High ceilings and tile flooring welcome you into the foyer. Laminate flooring runs throughout the living room which has a gas fireplace and built in storage on either side, dining nook overlooking the backyard and throughout the incredibly functional kitchen complete with an eat up island, granite counters, butlers prep area & walk in pantry. The insulated double attached garage provides direct access into the mudroom, which connects directly to the kitchen- perfect for unloading groceries. Up to the second level you'll find a large bonus room with vaulted ceilings, two secondary bedrooms, a 4 piece bath with tile floors and granite counters as well as a laundry area complete with storage and counter (washer brand new). The primary bedroom overlooks the gorgeous yard and features an electric fireplace, walk in closet, ensuite with dual sinks, stand alone shower, soaker tub, tile flooring and granite counters. The basement is developed with a large rec area, nook currently used as a gym area, large bedroom and another 4 piece bathroom. The stunning yard requires no lawn care maintenance as its xeriscaped with a patio, gazebo (included), deck and many trees/shrubs- truly your own private oasis. Located near many amenities such as groceries, gas, restaurants & bus routes, this is truly a desirable home. (id:6769)

Listing Presented By:



Originally Listed by:  
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Royal

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Bonus Room 14'8 x 14'0	4pc Bathroom 7'10 x 5'4
Bedroom 10'4 x 10'0	Dining nook 10'1 x 7'3
Bedroom 10'4 x 10'0	Utility room x x x
Primary Bedroom 13'5 x 12'0	Foyer 12'11 x 6'1
4pc Bathroom 9'0 x 4'10	Living room 16'6 x 13'0

5pc Ensuite bath 10'8 x 8'11	Kitchen 11'9 x 12'0
Laundry room 3'0 x 5'7	2pc Bathroom 4'11 x 4'8
Other 15'8 x 13'2	Mudroom 10'0 x 4'11
Bedroom 12'0 x 10'0	Dining nook 13'3 x 11'0

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