



Regina Saskatchewan

\$269,900

After 50 years this house is ready for a new family to call it home. It has been incredibly well maintained and is a great option for the first time home buyer or those looking to downsize. It is located on a quiet street across from a maintained green space. It is also ideally located close to schools, shopping, amenities, and easy access to downtown Regina. The exterior was upgraded in 2012 with vinyl siding on top of extra insulation but the original brick remains.. You will step inside to the bright and spacious living room with a large picture window. An added bonus is the original oak hardwood flooring that is underneath the carpet in the living room, hallway, and main floor bedrooms. The well appointed oak kitchen includes the appliances and there is a pantry closet for additional storage. The dining room is adjacent to the kitchen and has hosted many family dinners. There are three bedrooms on the main level as well as a 4 piece main bathroom. The side entrance of this home does provide direct access to the developed basement. Here you will find a spacious family room where the kids can play or you can relax after a long day. Additionally there is a 4 piece bathroom and a den that could be used as a bedroom (window may not meet egress). Laundry can be found in the utility room which also includes a cold storage area. There is plenty of room for additional storage and there is even a workshop area that includes a bench. The rear yard is fully fenced with mature trees and shrubbery. Plus, the two outdoor storage sheds are also included. Some additional upgrades include: Triple Pane PVC Windows (2010), 100 amp Electrical Panel (2010), and a HE Furnace (2022). (id:6769)

Den 11 ft ,3 in X 10 ft

Family room 18 ft ,8 in X 11 ft ,3 in

4pc Bathroom Measurements not available

Laundry room Measurements not available

Utility room Measurements not available

Living room 17 ft ,7 in X 11 ft ,10 in

Kitchen 10 ft ,1 in X 8 ft ,4 in

Dining room 10 ft ,1 in X 8 ft ,8 in

Bedroom 10 ft ,2 in X 7 ft ,8 in

Bedroom 10 ft ,2 in X 8 ft ,8 in

Bedroom 11 ft ,4 in X 11 ft ,5 in

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:

RE/MAX Joyce Tourney Realty

<http://www.tourneygroup.com/>



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.