



# Regina Saskatchewan

\$349,900

This charming four-level split home boasts a timeless mid-century design that exudes character and warmth. Nestled in a quiet neighborhood, this residence stands as a testament to quality craftsmanship and enduring style. As you step through the front door, you're greeted by the inviting ambiance of hardwood floors that flow throughout the main level, adding an elegant touch to the living space. The vaulted beam ceiling, a hallmark of mid-century architecture, creating an expansive sense of openness and airiness. The main level features a spacious living room, perfect for relaxing or entertaining guests, while the adjacent dining area provides an ideal setting for enjoying meals with loved ones. The kitchen, has loads of counter and cabinets. You can enjoy cooking while overlooking the rear yard. Upstairs, you'll find a 4 pce bath and the bedrooms, one was converted to a reading/relaxing room, the other two offer comfort and privacy for family members or guests. The 3rd levels offers additional living space, including a cozy family room, another bedroom and bathroom. The basement provides plenty of storage space, another family area, work/craft space and laundry facilities. Outside, the large fenced yard beckons for outdoor enjoyment, offering ample space for gardening, play, or simply soaking up the sunshine. The insulated oversized single garage provides secure parking and storage, making it a practical addition to the property. With newer shingles, some updated windows, and a newer furnace, this home offers both comfort and peace of mind. Meticulously maintained by its original owner, it stands as a testament to pride of ownership and enduring quality. In summary, this four-level split home combines classic mid-century charm with modern amenities, creating a welcoming haven for you and your family to enjoy for years to come. Included is several beautiful custom ...

Bedroom 12 ft ,10 in X 10 ft  
Bedroom 8 ft ,7 in X 10 ft ,8 in  
Bedroom 13 ft ,5 in X 10 ft ,6 in  
4pc Bathroom Measurements not available  
Family room 11 ft ,6 in X 18 ft  
Bedroom 9 ft ,9 in X 10 ft ,2 in

Dining nook Measurements not available  
Family room 12 ft ,6 in X 18 ft  
Laundry room Measurements not available  
Office 6 ft X 9 ft  
Living room 14 ft X 16 ft  
Kitchen 11 ft ,6 in X 9 ft ,10 in

Listing Presented By:



Originally Listed by:  
RE/MAX Crown Real Estate

<http://www.queencyhomes.ca/>



Royal

LePage

#4002 - 2271 Harvey Ave ,  
Kelowna, BC,

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

3pc Bathroom Measurements not available

Dining room 11 ft ,6 in X 8 ft