



Cupar Rm No 218 Saskatchewan

\$374,500

Welcome to this picturesque acreage near Fairy Hill, less than 40 minutes from Regina & only 15 minutes to the full-service town of Cupar, which features a K-12 school. The property boasts a 3-bedroom, 2-storey split home with 2.5 bathrooms. You are greeted by a large foyer/mud room that sets the tone for the rest of the home. The main living area features an open-concept layout, allowing for a seamless flow between the living room, dining area, and kitchen. The beautiful cabinetry in the kitchen adds a touch of elegance, while the sit-up island provides a convenient space for meal preparation or casual dining. The gas stovetop ensures efficient and enjoyable cooking, making mealtime a joy. For outdoor enthusiasts and BBQ lovers, this property offers the convenience of a natural gas BBQ hookup. The primary bedroom, located on the 2nd level, is a true retreat. It features a large walk-in closet, and patio doors lead to a private balcony, where you can relax and enjoy the peacefulness of the surroundings. The attached 4-piece en-suite adds a touch of luxury, allowing you to unwind and rejuvenate in style. One of the standout features of this property is the wood-burning fireplace in the living room. It serves as a cozy focal point, providing warmth and ambiance during colder months. This property also includes a 2-car detached garage, providing parking and additional storage options. The original home, built in 1987, boasts a concrete grade beam, ensuring stability and durability. The newer 2-storey addition, constructed in 2015, features an ICF grade beam, enhancing energy efficiency and insulation. This acreage offers the perfect blend of peaceful countryside living and convenient access to Regina's amenities. With its well-designed layout, modern features, and charming details, this property presents an exceptional opportunity to create a comfortable and enjoyable...

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Royal

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Family room 16'8 x 12'

Mud room 6'1 x 8'7

Primary Bedroom 13'5 x 13'8

2pc Bathroom Measurements not available

4pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Foyer 5'7 x 10'3

Laundry room 8'8 x 9'10

Dining room 11'3 x 11'1

Bedroom 12'1 x 11'1

Kitchen 10'6 x 9'11

Bedroom 12' x 9'3

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