



SASK MLS

# Weyburn Saskatchewan

\$275,000

Welcome to 3 2nd Avenue SE in Weyburn! With over 2500 sf of interior living space on two floors, two large, powered, attached garages (24'x22'6" and 25'x26'6"), a huge roof top deck with vista of North, West, and East, extensive renovations, and with options for renting or using it as a single family home, this property is one of a kind! A large, lower level deck with white metal railing welcomes you either to the lower or upper levels (separate entrances). On the main, you are welcomed into the kitchen and dining area. Off of that, you have a very spacious living room/rec room. At the back, you have a laundry area (with access to the basement) as well as a full bathroom, all lit by a well-placed skylight. Down the hall, you have one nicely sized bedroom. Completing the space is access to both side and rear attached garages. The basement has seen extensive renovations to floor, walls, plumbing, and electrical and may be used either to increase the living space of the lower level or possibly as a 3rd suite. The upper level is bright, airy, and provides loads of living space boasting 4 bedrooms, a full bath with bonus shower, a master bedroom with large walk-in closet, and perhaps the most striking feature - an approx 25'x26' rooftop deck, complete with vinyl flooring and stylish metal railing, perfect for BBQs, evening gatherings, or family functions. The TWO large attached garages offer ample space and could be used for parking, a workshop, or storage. Of note, the rear garage includes a 220V plug and electrical panel. The exterior has stylish vinyl siding and the windows have been replaced over the years. Previous owners have landscaped the home with a mix of stamped concrete, crushed rock, and lawn, ensuring proper grading. Further, the yard offers a large shed and additional storage space. If you're looking for a lot of bang for your real estate dollar, don't pa...

Listing Presented By:



Originally Listed by:  
Century 21 Hometown



Royal

**LePage Kelowna**

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Living room 15'2" x 24'9"

Other 16'8" x 12'

Kitchen/Dining room 14'9" x 15'1"

Kitchen/Dining room 13'11" x 11'1"

Bedroom 11'4" x 7'

Living room 24'2" x 14'10"

5pc Bathroom 6'5" x 8'3"

Laundry room 10'4" x 9'5"

Bedroom 12'6" x 10'6"

4pc Bathroom 10'4" x 11'1"

Bedroom 9'10" x 9'9"

Bedroom 9'2" x 10'4"

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Bedroom 15'1" x 10'10"

Utility room x x x

4pc Bathroom 7'1" x 5'8"