



SASK MLS®

Regina Beach Saskatchewan

\$69,900

Fantastic lot to build a new home on. Recent GeoTech Report confirms property is suitable for construction. Seller says there's a winter waterline, natural gas on site (new line to property in 2017 including piping above ground for a meter to be mounted), Power on site (including a panel board with meter socket, 100 amp panel, 30 amp rv plug, and 30 amp power to shed). There is an in ground 1500 gallon septic tank. A well built 8x12 shed (2014) with attached 8x12 deck is full insulated, with power, lights, receptacles, fan, counter, secure door with knob & deadbolt, windows, and freshly painted white interior. There is a concrete pad on the lot, no signs of cracking or movement on the pad. Surrounded by mature trees and bushes, with a fire pit area, and one house up from the lake shore the location of this lot is a rare opportunity that is ready to build on. There is a potential for wide panoramic lake views with a two-storey home. No build timelines required by the town. Regina beach is located on the south shore of last mountain lake. A community of approximately 1200 year round residents that doubles over the summer with seasonal residents. Neighboring communities include Beuna Vista and Kinookimaw. In town there is a K-8 school (high school 15 minutes away in Lumsden with bus service), public boat launch, beach, private marina, grocery store, pharmacy, gas stations, restaurants, bakery, ice-cream, golf course, and campgrounds. Many summer activities to enjoy including fishing, boating, swimming, the beach, lakeside trail for walking and bicycling. In the winter: ice fishing, skating, and snowmobiling. This is a great opportunity to enjoy lake life and all that it has to offer. Very family friendly as well a great retirement community. Located only 30 minutes from Regina, it is an easy commute on well maintained paved highways. (id:6769)

Listing Presented By:



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Engel & Völkers Regina

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