



# Langenburg Saskatchewan

\$139,000

Check out this exceptional find in the Langenburg real estate scene: 120 Road Avenue W, perfectly positioned within easy walking distance to the brand-new community swimming pool and the K-12 school. This home is an ideal fit for a wide array of buyers, at any life stage. With three bedrooms upstairs and a fourth downstairs, it's a great match for families in need of extra room to grow. For seniors, the convenience of a main floor laundry room—which has been cleverly converted from one of the upstairs bedrooms—will be a welcome feature. And if you ever decide you need the extra bedroom space instead, it can be swiftly converted back. The property's yard is impressively spacious, offering ample room for your family's activities and even that large garden you've always wanted to cultivate. Additionally, the home features a breezeway connecting the single detached garage to the house, which not only shelters from the wind but also provides a private and cozy spot for relaxation. With its central location near downtown, this home is a must-see on your property search list! (id:6769)

Other 17'10 x 11'1

2pc Bathroom 6'10 x 4'5

Utility room 16'10 x 7'7

Den 12'10 x 16'8

Bedroom Measurements not available x 9 ft

Storage 4'4 x 13'1

Storage 5 ft x Measurements not available

Kitchen 13'5 x 10'11

Living room 13'6 x 18'3

Primary Bedroom 9'11 x 13'4

Bedroom 10'0 x 7'11

4pc Bathroom 7'5 x 4'11

Bedroom 7'10 x 12'2

Listing Presented By:



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RE/MAX Blue Chip Realty

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