



Regina Saskatchewan

\$244,900

Welcome to the Osler Oasis located in the Churchill Downs area. Situated within 2 blocks of Imperial School (and the new proposed joint school), this gem has been loved and looked after by the same owner for 20+ years. Built in 1954, this 742 sqft 2 bedroom bungalow is perfect for a small family. The recently built front deck is beautiful and leads you to this cute updated home. The main living area is a good size and has a built-in corner china cabinet. The kitchen is renovated with lower dark maple cabinets and white upper cabinets and the glass backsplash ties them together beautifully. The 4 piece bathroom is also updated and features a unique floating pedestal sink. Two nice bedrooms complete this main level. The basement features many custom built-in cabinets perfect for all your storage needs. The back yard is fully enclosed, is shaded by a canopy of trees and is beautifully landscaped with minimal care perennials. For your gardening pleasure, there are two raised garden beds, 4 compost bins and a sizeable raspberry patch. The large back deck has foldable drink trays, outdoor privacy curtains and Edison patio lights perfect for entertaining. The white rock fire pit area creates a cozy atmosphere. A curved pea gravel path leads to the detached 1 & 1/2 car garage. And the star of the show...a large "catio" to keep your fur babies safe and happy! Note the rolling back gate to access secure gravel parking pad in the back. Upgrades over the years: PVC windows, vinyl siding with 2" rigid insulation, central A/C in 2021, shingles on house & garage, upgraded electrical panel, radon gas remediation system, sump pump, alarm system, new sewer line from house to city connection with back flow prevention valve was installed in 2022. Fridge, stove, washer and dryer are included. (id:6769)

Other 10 ft X 18 ft

Laundry room Measurements not available

Living room 22 ft ,4 in X 10 ft ,6 in

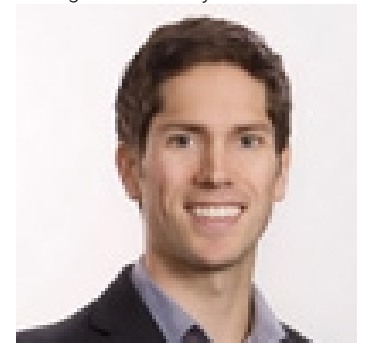
Kitchen 12 ft ,2 in X 12 ft ,6 in

Bedroom 9 ft ,6 in X 9 ft ,6 in

Bedroom 7 ft ,10 in X 9 ft ,6 in

3pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:
Brent Ackerman Realty Ltd.

<http://www.brentackerman.com/>



Royal

Lepage Parkside Realty

PO Box 930; 9925 Main St,
Summerland, BC,

Phone: (250) 462-4888
info@joepeters.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 trademarks 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.