

\$799,900 - Ne 02-53-27 W3, Rural

MLS® #A2169760

\$799,900

3 Bedroom, 3.00 Bathroom, 2,118 sqft

Residential on 12.88 Acres

NONE, Rural, Saskatchewan

****Welcome to Paradise!****

Fall in love with this breathtaking property nestled in the serene river valley next to the historic North Saskatchewan River. Embrace nature and enjoy the peace and quiet on this stunning 12.8-acre acreage.

The 1.5-story home boasts over 2,100 square feet of beautifully designed living space above grade, featuring a walkout basement and expansive windows that offer mesmerizing river views from both the main and upper levels. The centerpiece of the living area is a stunning floor-to-ceiling stone fireplace with a custom mantle, creating a warm and inviting atmosphere.

The spacious kitchen is a chef's dream, complete with gorgeous cabinetry, a stylish custom hood fan, and luxurious granite countertops, complemented by a massive walk-through pantry. The primary bedroom is a tranquil retreat with a spa-like ensuite featuring a soaker tub and standalone shower, plus direct access to the deck for morning relaxation.

Entertain with ease in the fully finished basement, which includes two additional bedrooms, a den, and a 4-piece bathroom, all leading to a huge covered concrete patio where you can soak in the scenic views of the river valley.

You'll also find ample space for your toys, equipment, and vehicles in the 30'x40' heated shop. Additional highlights include covered decks on two sides, a large open deck off the



living room, central A/C, triple-pane windows, an ICF foundation, and a new hot water tank. The wood fireplace can be connected to the central heating system for added warmth. Don't miss this rare opportunity to own a piece of paradise"schedule your private tour today!

Built in 2014

Essential Information

MLS® #	A2169760
Price	\$799,900
Sold Price	\$800,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,118
Acres	12.88
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey
Status	Sold

Community Information

Address	Ne 02-53-27 W3
Subdivision	NONE
City	Rural
County	Saskatchewan
Province	Saskatchewan
Postal Code	S9V 0Y6

Amenities

Parking	Gravel Driveway, Parking Pad
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Interior

Interior Features	Granite Counters, Pantry, Soaking Tub, Vaulted Ceiling(s)
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Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Other, Propane
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other, Storage
Lot Description	Lawn, Irregular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Other
Foundation	ICF Block

Additional Information

Date Listed	October 1st, 2024
Date Sold	November 4th, 2024
Days on Market	34
Zoning	ACR
HOA Fees	0.00

Listing Details

Listing Office	MUSGRAVE AGENCIES
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