

# \$949,000 - Pt Sw 26-50-28 W3, Rural

MLS® #A2216840

**\$949,000**

4 Bedroom, 3.00 Bathroom, 2,660 sqft

Residential on 10.23 Acres

NONE, Rural, Saskatchewan

SHOW STOPPER - This acreage can only be fully appreciated by walking through it and understanding all the extra features & upgrades which add value and set it apart from any other property on the market today. Located north on Hwy 17 to the 4 mile, then east approx. 1/2 mile to brick pillars (north side of road) and then north to the for-sale sign. Paved driveway & programmable security gate will immediately greet you as you proceed to the property. The grassed tree lined driveway and the entire lawn are sprinklered to ensure your lawn remains green all year long. The home measuring 2660 square feet above grade is everything you dreamed of & more.... Upgraded kitchen and quartz counters, solar guard windows, double sided floor to ceiling gas fireplace, load bearing full span open beam ceiling with upgrade hardwood lined ceiling, heated floor in second level with forced air in the balance of the home, 4 bedrooms total with three bathrooms- one featuring a claw foot tub (ensuite), upgrade Healy storage cabinet system in garage, on demand hot water in home, flooring upgrades, automatic generator in the event of power loss, air conditioned - this home is impressive! Outside is 10.23 acres of bush with just the right amount of yard site. Also featuring a detached shop measuring 40' by 44' and a separate canvass dome shaped building to store all your gardening and lawn equipment. Wont last long!!



Built in 2002

### Essential Information

MLS® #	A2216840
Price	\$949,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,660
Acres	10.23
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bi-Level
Status	Active

### Community Information

Address	Pt Sw 26-50-28 W3
Subdivision	NONE
City	Rural
County	Saskatchewan
Province	Saskatchewan
Postal Code	S9V 1R6

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Asphalt, Heated Garage, Insulated
# of Garages	2

### Interior

Interior Features	Walk-In Closet(s), Beamed Ceilings, High Ceilings, Kitchen Island, Vaulted Ceiling(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Window Coverings, Central Air Conditioner, Microwave Hood Fan, Washer/Dryer
Heating	Forced Air, Natural Gas, Hot Water, In Floor
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Gas, Living Room

Has Basement	Yes
Basement	Finished, Partial

## Exterior

Exterior Features	Private Yard, Private Entrance
Lot Description	Lawn, Rectangular Lot, Treed, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Wood Frame, Vinyl Siding
Foundation	Wood

## Additional Information

Date Listed	May 1st, 2025
Days on Market	115
Zoning	ACR

## Listing Details

Listing Office	MUSGRAVE AGENCIES
----------------	-------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.