

# \$450,000 - Ne 30-44-26w3, Rural

MLS® #A2223541

**\$450,000**

2 Bedroom, 2.00 Bathroom, 1,214 sqft

Residential on 8.45 Acres

NONE, Rural, Saskatchewan

This attractive 2-bed 2-bath bungalow was built in 2022 and sits on 8.45 acres in the RM of Manitou Lake. The basement is not developed yet. It's waiting for your design ideas. The 3 yr old home features large windows and stainless steel appliances. There is a wood burning stove/oven on the main level. The stove is both beautiful and functional as supplemental heat to the propane forced air furnace during the cold Saskatchewan winters. Mature trees surround the property which includes out buildings and a dugout. The property is serviced with power, water well and septic system. Call to view.

Built in 2022

## Essential Information

MLS® #	A2223541
Price	\$450,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,214
Acres	8.45
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

## Community Information



Address	Ne 30-44-26w3
Subdivision	NONE
City	Rural
County	Saskatchewan
Province	Saskatchewan
Postal Code	S0M 1P0

### Amenities

Parking Spaces	6
Parking	Off Street

### Interior

Interior Features	Kitchen Island, Open Floorplan
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer
Heating	Forced Air, Propane
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Garden, Private Yard
Lot Description	Many Trees, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	ICF Block

### Additional Information

Date Listed	May 21st, 2025
Days on Market	32
Zoning	Residential

### Listing Details

Listing Office	RE/MAX OF LLOYDMINSTER
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