

\$529,900 - 6 Valley View Drive, North Battleford Rm No. 437

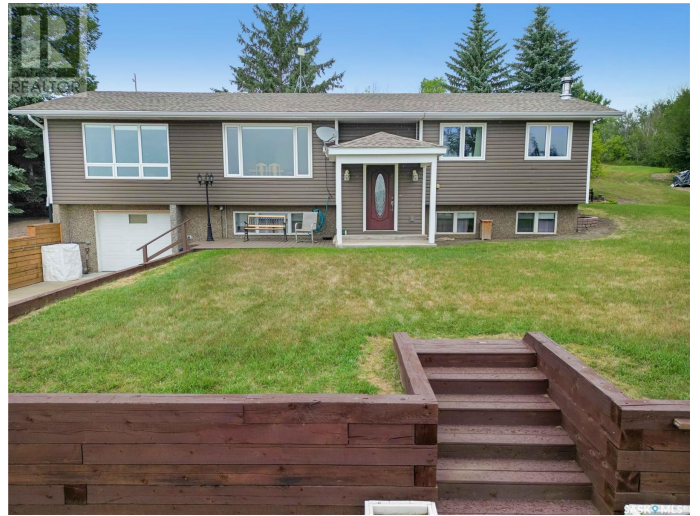
MLS® #SK013564

\$529,900

4 Bedroom, 3.00 Bathroom, 1,578 sqft
Single Family on 2.54 Acres

N/A, North Battleford Rm No. 437,
Saskatchewan

Tucked away in the scenic setting of Island View Estates, this 4-bedroom, 3-bathroom renovated home offers a rare chance to enjoy quiet country living with panoramic views of the river valley – all just a short drive from the city. Set on 2.53 beautifully landscaped acres, this property strikes a great balance between privacy, functionality, and comfort. The main floor features a spacious layout with large windows in the living and dining rooms that let in plenty of natural light while showcasing the stunning views beyond. The kitchen is a standout and generous in size, thoughtfully laid out, and complete with a stainless steel island, natural gas burner, and ample cupboard and counter space. A window over the sink offers a perfect vantage point into the backyard. Just off the kitchen is a convenient space for laundry, storage and freezer space. One unique feature is the dedicated hot tub room – a comfortable spot to relax and unwind year-round. Three bedrooms are located on the main floor, including the primary suite with its own 2-piece ensuite. The updated main bathroom has been fully renovated and includes a tiled tub surround, updated vanity, and modern vinyl tile flooring. Downstairs, the walk-out lower level offers a cozy family room with a wood-burning stove, a fourth bedroom, a 3-piece bathroom, and tons of storage. The lower level also



provides direct access to the heated single attached garage with radiant heat – perfect for Saskatchewan winters. Outside, the property is well set up for enjoying acreage life. There’s a large shop currently set up as a butcher shop with a walk-in freezer, a spacious garden, fruit trees, a fire pit area, and multiple sheds for added storage. The yard has been shaped and maintained with care, offering plenty of room to play, work, or simply take in the peaceful surroundings. If you’re looking for space to breathe, room to grow, and a slower pace without giving up proximity to town, this property is well worth a look.

(id:6289)

Built in 1981

Essential Information

Listing #	SK013564
Price	\$529,900
Bedrooms	4
Bathrooms	3.00
Square Footage	1,578
Acres	2.54
Year Built	1981
Type	Single Family
Sub-Type	Freehold
Style	Bi-level

Community Information

Address	6 Valley View Drive
Subdivision	N/A
City	North Battleford Rm No. 437
Province	Saskatchewan
Postal Code	S9A2X4

Amenities

Features	Acreage, Treed, Irregular lot size, Rolling, Double width or more driveway
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Parking	Attached Garage, Gravel, Heated Garage, Parking Space(s)
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Dryer, Microwave, Window Coverings, Garage door opener remote(s), Storage Shed, Stove
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
Fireplaces	Wood
Has Basement	Yes

Exterior

Exterior Features	Lawn, Garden Area
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Listing Details

Listing Office	Dream Realty SK
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