

\$1,299,900 - 39411 Blumenheim Road, Corman Park Rm No. 344

MLS® #SK014146

\$1,299,900

4 Bedroom, 3.00 Bathroom, 1,460 sqft
Single Family on 10.00 Acres

N/A, Corman Park Rm No. 344, Saskatchewan

Spectacular Riverfront Acreage â€” 10 Acres on the South Saskatchewan River This meticulously maintained 10-acre property offers an extraordinary lifestyle, perched above the banks of the South Saskatchewan River with breathtaking panoramic views from every angle. Surrounded by natural and planted trees, the setting is both private and picturesque, with a tree-lined driveway welcoming you home. The beautifully designed 1,460 sq. ft. bungalow features 4 bedrooms and 3 bathrooms, blending comfort with elegance. The heart of the home is the open-concept hickory kitchen, equipped with ample cabinetry, a central island, and seamless flow into the dining and living roomsâ€”all enhanced by soaring vaulted ceilings and expansive windows to capture the stunning scenery. Step onto the full-width back deckâ€”accessible from both the dining area and the master bedroomâ€”to enjoy unobstructed river views and endless skies. A large farmhouse-style mudroom/laundry room connects directly to the attached garage for added convenience. Downstairs, flared stairs lead to a spacious walk-out basement with a cozy family room featuring a wood-burning stove and access to a covered patio. The lower level also includes a games room, two additional bedrooms, a home office, a full bathroom, and extensive storageâ€”including a separate garage entrance. For hobbyists or



entrepreneurs, the 68â€™ x 40â€™ dream workshop is a standout feature. Half is fully heated with in floor heat (propane and electric) complete with a bathroom and mezzanine level, while the other half offers cold storage. Whether you’re working, building, or relaxing—this is the ultimate man cave. Geothermal heating and cooling services the house, offering energy efficiency and year-round comfort. City water is on site, and holding tanks are conveniently located in the shop. This is a truly rare offering—acreage, views, privacy, and top-quality infrastructure all in one. Properties like this don’t come along every day. (id:6289)

Built in 2004

Essential Information

Listing #	SK014146
Price	\$1,299,900
Bedrooms	4
Bathrooms	3.00
Square Footage	1,460
Acres	10.00
Year Built	2004
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	39411 Blumenheim Road
Subdivision	N/A
City	Corman Park Rm No. 344
Province	Saskatchewan
Postal Code	S0K3A0

Amenities

Features	Acreage, Treed, Irregular lot size, Balcony
Parking	Attached Garage, Gravel, RV

# of Garages	1
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Washer, Refrigerator, Satellite Dish, Dishwasher, Dryer, Microwave, Window Coverings, Garage door opener remote(s), Storage Shed, Stove
Heating	Electric, Geo Thermal, Propane Forced air, In Floor Heating
Cooling	Central air conditioning
Fireplace	Yes
Fireplaces	Wood
# of Stories	1

Exterior

Exterior Features	Lawn, Garden Area
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Listing Details

Listing Office	RE/MAX Saskatoon
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