

# \$544,900 - 101 Stehwien Street, Saskatoon

MLS® #SK018034

**\$544,900**

5 Bedroom, 3.00 Bathroom, 1,091 sqft

Single Family on 0.00 Acres

Aspen Ridge, Saskatoon, Saskatchewan

NOW ACCEPTING 5% DEPOSIT! RARE INVESTMENT OPPORTUNITY!!! CORNER LOT. FULLY DEVELOPED 2 BEDROOM LEGAL BASEMENT SUITE WITH SEPARATE SIDE DOOR ENTRY IS INCLUDED!!!

Welcome to The Aspen Collection by Decora Homes, located in the highly sought-after neighbourhood of Aspen Ridge. The Phoenix model is a Bi-Level home offering 1,091 sq ft of open-concept living space with 3 bedrooms and 2 bathrooms on the main level, featuring luxury vinyl plank flooring throughout and quartz counter tops in the main kitchen. The primary bedroom includes a walk-in closet & 4-piece ensuite bathroom. This model includes a 2 bedroom, 1 bathroom legal basement suite with separate side entry – a great option for rental income or multi-generational living. Additional features include xeriscaped front landscaping, a corner lot, a concrete walkway from the sidewalk to the front door, and a 20x20 concrete parking pad with back alley access. Now available for Pre-Sale, with estimated completion in Spring/Summer 2026. Buyers can choose from three thoughtfully curated colour palettes: Harmony, Tranquil, or Horizon. This lot also offers the option to add the "Malibu Detached Garage," which features an additional ONE BEDROOM LEGAL RENTAL SUITE "LOFT" above the double detached garage. Add-on and upgrade options are available. Please contact your favourite Realtor today for more information and add-on pricing! (id:6289)



Built in 2026

## Essential Information

|                |               |
|----------------|---------------|
| Listing #      | SK018034      |
| Price          | \$544,900     |
| Bedrooms       | 5             |
| Bathrooms      | 3.00          |
| Square Footage | 1,091         |
| Acres          | 0.00          |
| Year Built     | 2026          |
| Type           | Single Family |
| Sub-Type       | Freehold      |
| Style          | Bi-level      |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 101 Stehwien Street |
| Subdivision | Aspen Ridge         |
| City        | Saskatoon           |
| Province    | Saskatchewan        |
| Postal Code | S7W1M9              |

## Amenities

|          |                                     |
|----------|-------------------------------------|
| Features | Lane, Rectangular, Sump Pump        |
| Parking  | None, Parking Pad, Parking Space(s) |

## Interior

|              |                              |
|--------------|------------------------------|
| Appliances   | Garage door opener remote(s) |
| Heating      | Natural gas Forced air       |
| Cooling      | Air exchanger                |
| Has Basement | Yes                          |

## Exterior

|                 |        |
|-----------------|--------|
| Lot Description | 30x120 |
|-----------------|--------|

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | Realty Executives Saskatoon |
|----------------|-----------------------------|



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