# \$369,900 - 1341 9th Avenue N, Regina

MLS® #SK018419

### \$369,900

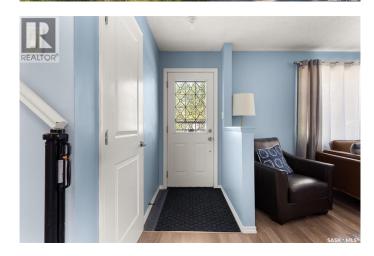
4 Bedroom, 2.00 Bathroom, 1,318 sqft Single Family on 0.10 Acres

Churchill Downs, Regina, Saskatchewan

Welcome to this four-level split offering 1,318 sq ft of living space on a 4,451 sq ft lot. The main floor features a bright living room with newer flooring and fresh paint, and an open kitchen/dining area with a large island and direct access to the deck. Upstairs are two spacious bedrooms and an updated 4-piece bathroom. The lower level adds two more bedrooms and a second bathroom, while the basement provides a large rec room and utility/laundry area. The current owners have made many updates including new windows, flooring, paint, a new back fence, and freshly insulated garage. Other recent improvements include shingles (3 years), furnace, south wall bracing, updated electrical, bathroom vanities and shower. Outside you'II find a good-sized deck, garden space, and a double detached garage with new insulated overhead door. The home is conveniently located across from École Monseigneur de Laval High School with bus pickup out front for Elsie Mironuck and St. Gregory schools. Close to shopping and bus routes, this move-in-ready property is a solid option for families looking for space and updates already done. (id:6289)







Built in 1971

#### **Essential Information**

Listing # SK018419
Price \$369,900

Bedrooms 4

Bathrooms 2.00

Square Footage 1,318

Acres 0.10

Year Built 1971

Type Single Family

Sub-Type Freehold

# **Community Information**

Address 1341 9th Avenue N

Subdivision Churchill Downs

City Regina

Province Saskatchewan

Postal Code S4R0E6

#### **Amenities**

Features Treed, Rectangular

Parking Detached Garage, Parking Pad, Parking Space(s)

# of Garages 1

#### Interior

Appliances Washer, Refrigerator, Dishwasher, Dryer, Window Coverings, Hood Fan,

Stove

Heating Natural gas Forced air Cooling Central air conditioning

Has Basement Yes

#### **Exterior**

Exterior Features Lawn, Garden Area

## **Listing Details**

Listing Office Century 21 Dome Realty Inc.





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