

\$385,000 - 36 Cowburn Crescent, Regina

MLS® #SK018695

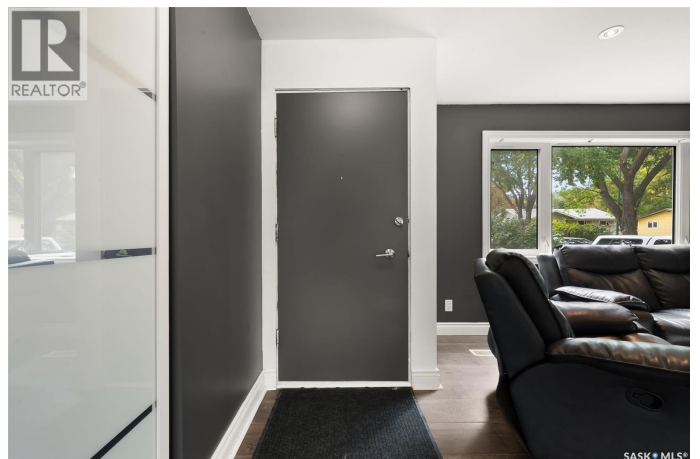
\$385,000

3 Bedroom, 1.00 Bathroom, 1,071 sqft

Single Family on 0.14 Acres

Whitmore Park, Regina, Saskatchewan

Welcome to 36 Cowburn Crescent, a charming and well-maintained home located in the heart of a quiet, family-friendly neighbourhood in South Regina. This inviting property offers a great opportunity for first-time buyers, young families, or investors looking for a solid, move-in ready home with future potential. Step inside to find a bright and functional layout with plenty of natural light. The main living area is spacious and welcoming with a beautiful gas fireplace focal point, perfect for relaxing or entertaining guests. The kitchen has been updated and offers ample cabinetry and counter space, newer SS appliances & gas cook top w/ overhead fan; with views into the backyard, making meal prep and family time easy and enjoyable. This home features 2 bedrooms up (could be converted back to 3 up) & one down, ideal for families or those working from home, along with an updated bathroom that offers both comfort and convenience. The basement level provides additional living space; rec room, 3rd bedroom which works well for a home office, or guest space. Roughed & framed in for future bathroom in the basement. SO many updates: braced and spray foamed basement, sewer line replaced, triple pane windows, house shingles ('18) and upgraded plumbing. Newer HE Furnace + AC, updated flooring throughout, kitchen, fireplace, bathroom, exterior updates including siding 2" insulation under new siding and stone exterior, metal soffit/fascia/eaves and shingles. Outside,



enjoy a private, fully fenced backyardâ€”great for kids, pets, gardening, or hosting summer BBQs. Mature trees and a well-kept lawn add to the curb appeal, while the driveway and oversized double detached garage provide ample parking and storage. Situated near schools, parks, shopping, and public transit, 36 Cowburn Crescent offers both tranquility and accessibility. Whether you're looking for a starter home or an investment property, this home is full of charm, function, and opportunity. (id:6289)

Built in 1959

Essential Information

Listing #	SK018695
Price	\$385,000
Bedrooms	3
Bathrooms	1.00
Square Footage	1,071
Acres	0.14
Year Built	1959
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	36 Cowburn Crescent
Subdivision	Whitmore Park
City	Regina
Province	Saskatchewan
Postal Code	S4S4T3

Amenities

Features	Rectangular
Parking	Detached Garage, Parking Space(s)
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Dryer, Garage door opener remote(s), Hood Fan, Stove
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
Fireplaces	Gas
# of Stories	1
Has Basement	Yes

Exterior

Exterior Features Lawn

Listing Details

Listing Office Coldwell Banker Local Realty



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