

\$399,000 - Dubuc 100 Acres Farm, Grayson Rm No. 184

MLS® #SK018727

\$399,000

4 Bedroom, 2.00 Bathroom, 1,300 sqft

Agriculture on 109.93 Acres

N/A, Grayson Rm No. 184, Saskatchewan

4 bed bungalow @ Dubuc Sk-just off Highway 9 with 100+ cultivated acres. The home has a large and beautiful sunroom, with the layout leading to a porch and basement access number 1 and the beautiful open concept kitchen, dining and living room. Updated appliances, crisp white cupboards and updated bamboo laminate and a beautiful picture window giving you a great view of a stunning weeping birch. The hallway off the pinnacle zone of the home stretches along to the master, 2 other great sized rooms & an office/ nursery as well as a bright 4 piece bathroom. A great accent to the main floor is a second rec space with main floor laundry and an extra access to the basement with a full set of stairs. A fantastic area for painting, sewing, reading or whatever task you need some natural light & peace and quiet. The full basement gives a workshop, extra 3 piece bath & large rec area with the option of reconnecting the wood stove that once thrived below deck. A workshop, car shed & 2 atco storage sheds area also on the property. The house currently has a HF Oil furnace and currently nat gas running across the property line. This perennial & fruit tree clad yard is in perfect location for a market garden, hobby farm or ranch. A large dug out and 120 ft ft well provide ample water supply for the household and livestock. The crop land is currently rented year to year with potential to bring in a nice income. 8 bins (6-1600,2-3300)stay with the property holding



over 16,000 bushels. . 40 minutes to Yorkton,
22 Minutes to Esterhazy the potash hub of SE
Sask. 20 Minutes south along the grids will
take you to the corridor between Round Lake
& Crooked Lake. Don't wait and miss out on
this steal for 109 acres in a fantastic location.
Pull the trigger on wide open spaces & settle
down in Se Sk (id:6289)

Built in 1960

Essential Information

Listing #	SK018727
Price	\$399,000
Bedrooms	4
Bathrooms	2.00
Square Footage	1,300
Acres	109.93
Year Built	1960
Type	Agriculture
Style	Bungalow

Community Information

Address	Dubuc 100 Acres Farm
Subdivision	N/A
City	Grayson Rm No. 184
Province	Saskatchewan
Postal Code	S0A0R0

Amenities

Features	Rolling
Parking	Detached Garage
# of Garages	1

Interior

Heating	Oil Forced air
Fireplace	Yes
Fireplaces	Wood
# of Stories	1

Has Basement Yes

Listing Details

Listing Office eXp Realty



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