

\$812,500 - 501 922 Broadway Avenue, Saskatoon

MLS® #SK020104

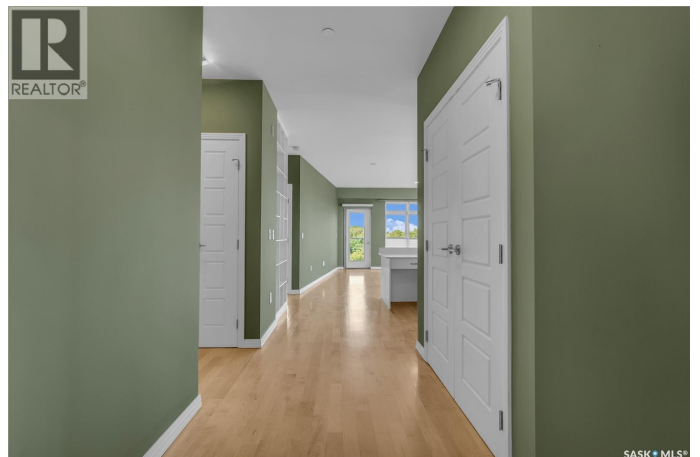
\$812,500

2 Bedroom, 2.00 Bathroom, 1,382 sqft

Single Family

Nutana, Saskatoon, Saskatchewan

Welcome to the prestigious Luxe offering an exceptional combination of sophistication, comfort, and thoughtful upgrades. The suite features two spacious bedrooms, two beautifully appointed bathrooms, the rare luxury of two balconies, two underground parking stalls, and two external storage areas. The open concept main area is bright and inviting, with ceiling lighting added in 2018 to enhance the living and dining spaces. The kitchen is both stylish and functional, boasting a new dishwasher and smart renovations that introduced custom cabinets to the island, a built-in desk with wine storage, and striking display shelving. Additional upgrades include Hunter Douglas PowerView blinds on seven openings, triple-glazed balcony doors, and west-facing upgraded windows (2022). A true rarity in the condo market, the primary suite was redesigned with both elegance and accessibility in mind. It offers closet organizers and a spa-inspired ensuite that is perfectly suited for people with physical limitations. Features include heated non-glare tile floors, a Toto washlet, a double shower, an accessible sink unit, reinforced walls with integrated towel/assist rails, custom display shelving, thoughtful lighting and convenient laundry bins concealed within cabinetry. The second bathroom was also enhanced with new tile floors and freshly painted walls, while the laundry room was outfitted with cabinets and a collapsible folding table. Throughout the condo, hardwood floors were refinished, and



every detail was carefully considered, from art and office storage solutions to built-in cabinetry that maximizes both form and function. Broadway offers an array of amenities within walking distance and is home to Saskatoon's beloved Fringe Festival, Broadway Street Fair, and some of the city's finest pubs and restaurants, also you are just a short walk to the downtown core and the South Saskatchewan River. (id:6289)

Built in 2009

Essential Information

Listing #	SK020104
Price	\$812,500
Bedrooms	2
Bathrooms	2.00
Square Footage	1,382
Year Built	2009
Type	Single Family
Sub-Type	Condominium/Strata
Style	High rise

Community Information

Address	501 922 Broadway Avenue
Subdivision	Nutana
City	Saskatoon
Province	Saskatchewan
Postal Code	S7N1B7

Amenities

Features	Elevator, Wheelchair access, Balcony
Parking	Heated Garage, Parking Space(s), Underground

Interior

Appliances	Washer, Refrigerator, Intercom, Dishwasher, Dryer, Window Coverings, Garage door opener remote(s), Hood Fan, Stove
Heating	Natural gas Forced air
Cooling	Central air conditioning

Fireplace	Yes
Fireplaces	Electric

Listing Details

Listing Office	Coldwell Banker Signature
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